

A-2780

-WARRANTY DEED-

WILLIAM A. BOYD and DOROTHY A. BOYD, husband and wife, Grantors, warrant and convey to GEORGE H. MANNING and CHARLENE M. MANNING, husband and wife, Grantees, the following described real property situate in Klamath County, Oregon, free of all encumbrances except as specifically set forth herein:

Lot 3 of Block 6 FIRST ADDITION TO KENO WHISPERING PINES, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon

and covenant that grantor is the owner of the above-described property, free of all encumbrances except reservations, restrictions, easements and rights of way of record and those apparent upon the land; all contracts, water rights proceedings, taxes, and assessments relating to irrigation, drainage and/or recreation of said land; and all rights of way for roads, ditches, canals and conduits in connection therewith; Declarations of Conditions and Restriction for First Addition to Keno Whispering Pines recorded August 29, 1968, Vol. M68 page 7828, records of Klamath County, Oregon; and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is Six Thousand and No/100ths (\$6,000.00) DOLLARS.

Until a change is requested, all tax statements shall be mailed to: George Manning 5324 Summers Lane

DATED this 2 day of March, 1977.

Return Geo Manning
5324 Summers Lane
K. Falls.

William A. Boyd
Dorothy A. Boyd

STATE OF CALIFORNIA }
County of Orange } ss. March 2, 1977.

Personally appeared the above-named WILLIAM A. BOYD and DOROTHY A. BOYD, husband and wife, and acknowledged the foregoing instrument to be their voluntary act. Before me:

Gladys Kirchner
Notary Public for California
My Commission expires: Jan. 22-1978



STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of KLAMATH COUNTY TITLE CO
this 7th day of MARCH, A. D. 1977, at 10:07 o'clock AM, and
duly recorded in Vol. M 77, of DEEDS on Page 3832

WILLIAM P. BRANDSNES
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601

FEE \$ 3.00

Wm D. MILNE, County Clerk

By [Signature]

277 MAR 7 AM 10 07