

38-12377 28476 WARRANTY DEED (INDIVIDUAL) Vol. 77 Page 6864

MAURICE E. BERCOT and MILDRED A. BERCOT, husband and wife and MELVIN L. STEWART and MARY LOU STEWART, husband and wife hereinafter called grantor, convey(s) to DANIEL J. DUFF and DORIS V. DUFF, husband and wife of Klamath, State of Oregon, described as:

Lot 1 in Block 9 of Tract No. 1064, FIRST ADDITION TO GATEWOOD.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, plat restrictions, reservations, rights, rights of way and easements now of record 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 \$ 6,000.00.

Dated this 12th day of April, 1977.

Maurice E. Bercot  
Mildred A. Bercot  
Melvin L. Stewart  
Mary Lou Stewart

STATE OF OREGON, County of Klamath

4-12, 1977 personally appeared the above named Maurice E. Bercot, Mildred A. Bercot, Melvin L. Stewart and acknowledged the foregoing instrument to be their voluntary act and deed. and Mary Lou Stewart

Before me:

Notary Public for Oregon

My commission expires:

- \* The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.  
\*\* If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

TO

After Recording Return to:

First Federal Savings  
540 Main St.  
Klamath Falls, Ore.

Jules - Lane  
Form No. 0-960  
(Previous Form No. TA 16)

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 21st day of April, 1977, at 4:12 o'clock P. M. and recorded in book M 77 on page 6864 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

By Hazel Duggan

Deputy

Fee \$3.00