

22499

## WARRANTY DEED (INDIVIDUAL)

MAURICE E. BERCOT and MILDRED A. BERCOT, husband and wife AND  
 MELVIN L. STEWART and MARY LOU STEWART, h & w, hereinafter called grantor, convey(s) to  
 DANIEL J. DUFF and DORIS V. DUFF, husband and wife  
 all that real property situated in the County  
 of Klamath, State of Oregon, described as:

Lot 10 in Block 8 of Tract No. 1064, FIRST ADDITION TO GATEWOOD,  
 Klamath County, Oregon.

Subject to Covenants, conditions, plat restrictions, reservations,  
 rights, rights of way and easements now of record.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
those stated above

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 \$ 5,800.00.

Dated this 14th day of July, 19 77.

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

STATE OF OREGON, County of Klamath ) ss.

On this 14th day of July, 19 77, 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:

Kathy R. Mallame  
 Notary Public for Oregon

My commission expires: 6-13-80

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 & Loan  
 540 Main Street  
 Klamath Falls, Oregon

Mail Taxes to above.

STATE OF OREGON, )

) ss.

County of Klamath )

I certify that the within instrument was received for record  
 on the 14th day of July, 19 77  
 at 3:35 o'clock P M. and recorded in book M 77  
 on page 12490 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By Hazel Brazil

Deputy

Fee \$3.00