

33128

WARRANTY DEED

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This Indenture Witnesseth, THAT MELVIN FITZPATRICK and DONNA FITZPATRICK,

husband and wife, hereinafter known as grantors for the consideration hereinafter recited, have bargained and sold, and by these presents do grant, bargain, sell and convey unto

DEAN CHARLES ENGELSON, KERMIT E. ENGELSON and PHYLLIS ENGELSON, as tenants in common each to an undivided 1/3rd interest, their heirs and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

That portion of the NE 1/4 lying South of the Southerly bank of Short Creek in Section 26, Township 33 South, Range 7 1/2 East of the Willamette Meridian, EXCEPTING THEREFROM the South 330 feet, Klamath County, Oregon.

Subject to: 1969-70 Real property taxes which are now a lien but not yet payable; Easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration for this transfer is \$ 12,500.00

The foregoing recitation of consideration is true as I verily believe.

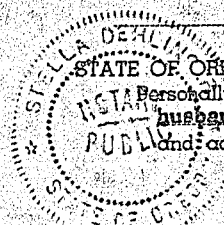
TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees, their heirs and assigns forever. And the said grantors do hereby covenant to and with the said grantees their heirs and assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, They have hereunto set their hands and seals this 9th day of July, 1969.

(SEAL)

Melvin Fitzpatrick (SEAL)

(SEAL)

Donna Fitzpatrick (SEAL)

STATE OF OREGON, County of Klamath ss. July 23, 19 69
Personally appeared the above named Melvin Fitzpatrick and Donna Fitzpatrick,
husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

From Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon

Before me:

Stella Dehlinger
Notary Public for Oregon.
My commission expires Aug 20, 1969

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 27 day of July, 19 77, at 3:43 o'clock P. M., and recorded in book M-77 on page 13454 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
County Clerk-Recorder.
By *Pat McCullough* Deputy

Fee \$3.00

wh 300

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