

15296
Warranty Deed Vol. 77 Page 1

This Indenture Witnesseth, That AARON E. ABTS and LOIS M. ABTS,
husband and wife,

herein called "grantors," in consideration of / THIRTY-FOUR THOUSAND FIVE HUNDRED
Dollars to them paid, have bargained and sold and by these presents do grant,
bargain, sell and convey to AND NO/100 -----

GORDON McDONALD and MARY McDONALD, husband and wife,

herein called "grantees," their heirs and assigns forever, the following
described premises, situated in Klamath County, State of Oregon:

Lot 12, Block 5, TRACT 1007 WINCHESTER, according to the
official plat thereof on file in the office of the County
Clerk of Klamath County, Oregon.
SUBJECT TO: (1) 1977-78 real property taxes which are now
a lien but not yet due and payable. (2) Statutory powers,
including the power of assessment, of Klamath Irrigation
District. (3) Statutory powers, including the power of
assessment, of South Suburban Sanitary District. (4) Building
setback line 25 feet from street and 20 feet from side
street lines as shown on dedicated plat. (5) Easement 8 feet
along rear of lot as shown on dedicated plat. (6) Easements
for construction and maintenance of public utilities, irriga-
tion and drain ditches, and easements to provide ingress and
egress, together with additional restrictions as provided in
any recorded protective covenants. (7) Covenants, conditions
and restrictions, but omitting restrictions, if any, based on
race, color, religion or national origin, imposed by instrument,
including the terms and provisions thereof, recorded September
21, 1970, in Volume M-70, Page 8316, microfilm records of Klamath
County, Oregon,

together with all tenements, hereditaments and appurtenances hereunto belonging or
appertaining, and all estate, right, title and interest in and to the same.

TO HAVE AND TO HOLD said premises unto grantees, their
heirs and assigns forever. Said grantors do covenant to and
with said grantees, their heirs and assigns, that they are the owners
of said premises, being lawfully seized in fee simple thereof; that said premises are
free from all encumbrances, except as stated above;
and that they and their heirs and representatives will warrant and defend
the same from all lawful claims whatsoever.

The true and actual consideration for this transfer is \$34,500.00.

IN WITNESS WHEREOF, We have hereunto set our hands this
17th day of ~~July~~ 1977.
AUGUST

Aaron E. Abts
Lois M. Abts

H. F. SMITH
Attorney at Law
540 Main Street
Klamath Falls, Oregon 97601

SEND TAX STATEMENTS TO:
AARON E. and LOIS M. ABTS
2029 Park, Klamath Falls, Oregon 97601

STATE OF OREGON }
County of KLAMATH } ss. July Aug 17, 19 77

Personally appeared the above-named AARON E. ABTS and LOIS M. ABTS,
husband and wife,
known to me to be the identical persons described as grantors in the within Deed, and
acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Herman J. Smith
NOTARY PUBLIC FOR OREGON
My commission expires 12-21-78

STATE OF OREGON }
County of KLAMATH } ss. _____, 19 _____

Personally appeared
who, being first duly sworn, did say that he the _____
of _____

and that the foregoing Deed was signed in behalf of said corporation by authority of its
Board of Directors; and he acknowledged said Deed to be its voluntary act and deed.

Before me:

NOTARY PUBLIC FOR OREGON
My commission expires _____

Warranty Deed

From

To

Recording Data:

STATE OF OREGON,
County of Klamath

Filed for record ~~RECORDED~~

Book 125B AUGUST A.D. 1977

Page 2151 P.M. and day

Recorded in Vol. 117 of DEEDS

Page 15296

Wm D. MILNE, County Clerk

By Raymond Secy

1977 6.06

Return to:

19297

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County of KLAMATH } ss. July Aug 17, 19 77

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Before me:
NOTARY PUBLIC FOR OREGON
My commission expires _____

Warranty Deed

From

To

Recording Data:

STATE OF OREGON }
County of Klamath }
Filed for record 8/22/77

RECORDED AUGUST 22 1977
A.D. 1977
P.M. 2:51
Recorded in Vol. 117 of DEEDS
Page 15296

Wm D. MILNE, County Clerk
By Wm D. Milne

Return to:

NOTE: The Trust Deed Act provides that the liability of any person for the property of this state, its subsidiaries and its affiliates, shall be limited to the amount of the property of this state, its subsidiaries and its affiliates, which is held in trust for the benefit of the property of this state, its subsidiaries and its affiliates.