

34643

-WARRANTY DEED-

Vol. 77 Page 15637

ARLISS D. REEDER and DIANE C. REEDER, husband and wife,
Grantors, warrant and convey to WILLIAM D. BRINES and ANN L. BRINES,
husband and wife, Grantees, the following described real property
situate in Klamath County, Oregon, free of all encumbrances, except
as specifically set forth herein:

That portion of Lots 13, 14, 15, 16 and 17 in Block 12
of MOUNTAIN VIEW ADDITION TO THE CITY OF KLAMATH FALLS,
more particularly described as follows: Commencing at
the Southeast corner of Lot 17 in Block 12; thence West
along the South boundary of Block 12, 5.00 feet to the
true point of beginning; thence West along the South
boundary of Block 12, 120.00 feet, more or less, to the
Southwest corner of Block 12; thence North 44° 43' East
154.80 feet, more or less, to the North boundary of Lot
17; thence East along the North boundary of Lot 17,
11.07 feet, more or less, to a point 5.00 feet West
from the Northeast corner of Lot 17; thence South
parallel with the East boundary of Lot 17, 110.00 feet
to the true point of beginning

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, charges
and assessments of the City of Klamath Falls for sewer services; 1977-
78 taxes are now a lien but not yet payable; 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 Fifty
Four Thousand and No/100ths (\$54,000.00) DOLLARS.

Until a change is requested, all tax statements shall be mailed
to: Wm. Brines, 1811 Park Ave. Klam Falls

DATED this 23RD day of AUGUST, 1977.

Arli D. Reeder
Diane C. Reeder

STATE OF OREGON }
County of Klamath } ss. August 23, 1977.

Personally appeared the above-named ARLISS D. REEDER and
DIANE C. REEDER, husband and wife, and acknowledged the foregoing
instrument to be their voluntary act. Before me:

Donald Bert Hamilton
Notary Public for Oregon
My Commission expires: 3/30/81

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

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO
this 24th day of AUGUST, A.D. 1977 at 3:22 o'clock P.M., and

duly recorded in Vol. M77, of DEEDS on Page 15637

FEE \$ 3.00

Wm D. MILNE, County Clerk

William D. Brines
540 main

STATE OF
County of

DIANE C. REEDER
instrument