

01-11037 4638

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THIS INDENTURE WITNESSETH, that LAURENCE J. ROMAN and MARTHA ROMAN, husband and wife, hereinafter known as Grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto M. MAYNARD WOOD and SANDRA M. WOOD, husband and wife, Grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Beginning on the Northerly line of 11th Street at its intersection with the line between Lots 4 and 5 of Block 58 in Nichols Addition; thence West along 11th Street 30 feet; thence at right angles to 11th Street 130 feet; thence East and parallel with 11th Street 45 feet; thence South at right angles to 11th Street 130 feet to the said line of 11th Street; thence West along said line 15 feet to the point of beginning, being the Easterly 30 feet of Lot 5 and the Westerly 15 feet of Lot 4 in Block 58 of NICHOLS ADDITION.

Subject to: Easements and rights of way of record or apparent on the land, if any; and to real property taxes for fiscal year 1973-74 which are now a lien but not yet payable.

The true and actual consideration paid for this transfer is \$37,250.00.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their 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, 1973.

Laurence J. Roman  
Laurence J. Roman (SEAL)

By Martha V. Roman  
his attorney-in-fact

Martha Roman (SEAL)  
Martha Roman

STATE OF OREGON )  
County of Klamath ) SS

July 11, 1973

Personally appeared Martha V. Roman who, being duly sworn, did say that she is attorney-in-fact for Laurence J. Roman and that she executed the foregoing instrument by authority of and in behalf of said principal; and she acknowledged said instrument to be the act and deed of said principal.

Before me:

Shirley J. Jager  
Notary Public for Oregon

(SEAL)

My Commission Expires: 8-5-75

STATE OF OREGON )  
County of Klamath ) SS

July 11, 1973

Personally appeared the above named Martha Roman, wife of Laurence J. Roman, and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Shirley J. Jager  
Notary Public for Oregon

(SEAL)

My Commission Expires: 8-5-75

SANONG, SISEMORE

STATE OF OREGON; COUNTY OF KLAMATH: ss.

I hereby certify that the within instrument was received and filed for record on the 21st day of DECEMBER A.D., 19 77 at 10:49 o'clock A M., and duly recorded in Vol. M77 of DEEDS on Page 24601.

FEE \$ 3.00

WM. D. MILNE, County Clerk

By Bernard A. Block Deputy