38-13942 03-11049

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WARRANTY DEED

JOE L. KELLER and ROSIE A. KELLER, husband and wife, hereinafter called grantors, conveys to EDDY G. COBLE and SHARON L. COBLE, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

Lot 10, Block 15, EIGHTH ADDITION to SUNSET VILLAGE in Klamath County, Oregon

SUBJECT TO: Conditions and restrictions, set back line and utility easements as shown on the plat of Eighth Addition to Sunset Village.

SUBJECT TO: Conditions and restrictions imposed by Declaration of Conditions and Restrictions, including the terms and provisions thereof, recorded March 25, 1975, in M-75 at page 3318.

and covenants 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; rules, regulations, liens, and assessments of water-use and sanitation districts, 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 $52,400.00.

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

Dated this 3rd day of January, 1978.

Joe L. Keller

Rosie A. Keller

STATE OF OREGON
COUNTY OF KLAMATH

January 3rd, 1978

Personally appeared the above named Joe L. Keller and Rosie A. Keller, husband and wife and acknowledged the foregoing instrument to be their voluntary act. Before me:

Susan K. Kausch
Notary Public for the State of Oregon
My Commission expires: 12-6-81

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 9th day of January A.D. 19 78 at 10:28 o'clock A M., and duly recorded in Vol. M78, of Deeds on Page 405

Wm D. MILNE, County Clerk

Fee $3.00 By Bernetha A. Letah

Return to:
RFFS&L
Main