

1967 214

42488

Vol. M78

1978

KNOW ALL MEN BY THESE PRESENTS, That

HARRY J. WOODWARD and NANCY E. WOODWARD,

husband and wife

, hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by PATRICK E. KEYSER and MARY G. KEYSER, husband and wife

, hereinafter called the grantee,
does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that
certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, sit-
uated in the County of Klamath and State of Oregon, described as follows, to-wit:

lot 3 and the Southeasterly 10 feet of Lot 2 in Block 3 of SUNSET VILLAGE, according
to the official plat thereof on file in the office of the County Clerk of Klamath
County, Oregon.

SUBJECT TO:

1. Regulations of South Suburban Sanitary District.
2. Regulations of Enterprise Irrigation District.
3. Regulations of Sunset Village Lighting District.
4. Building setback line 20 feet from street as shown on dedicated plat.
5. Utility easement as shown on dedicated plat.
6. Reservations as contained in plat dedication.
7. Covenants, conditions and restrictions, imposed by instrument recorded May 29,
1967 in Volume M67, page 4004.
8. Right of Way easement recorded July 22, 1971 in Volume M71, page 7695.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that
grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as
set forth above and apparent upon the land,

and that grantor will warrant and forever defend the above
granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomso-
ever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$41,000.00
However, the actual consideration consists of or includes other property or value given or promised which is
part of the consideration (indicate which).^⓪

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 31st day of January, 1978

Harry J. Woodward
Nancy E. Woodward

STATE OF OREGON, County of Clackamas) ss. January 31, 1978
Personally appeared the above named Harry J. Woodward and Nancy E. Woodward

and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me, *Judy K. McLean*
Notary Public for Oregon

My commission expires 1-19-82

NOTE—The sequence between the symbols ⓪. If not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Patrick E. & Mary G. Keyser
5814 Harlan Drive
Klamath Falls, Oregon

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Dept. of Veterans Affairs
1225 Ferry Street, S.E.
Salem, Oregon 97310

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
ment was received for record on the
1st day of February, 1978,
at 11:05 o'clock A.M., and recorded
in book M78 on page 1935 or as
file/recd number 42488

Record of Deeds of said county.
Witness my hand and seal of
County affixed.

Wm. D. Milne

Recording Officer
By *Arnehaad H. H. H. H.* Deputy

Fee \$3.00