

46204

Vol. M78 Page 7090

1967/50

STEVENS-NESS LAW PUB. CO. PORTLAND ORE.

Thomas

KNOW ALL MEN BY THESE PRESENTS, That

Keith L. Thomas and Margaret E. Thomas

his wife

hereinafter called the grantor, for the consideration hereinafter stated,

to grantor paid by Timothy O. Hayden and Sandra M. Hayden, his 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, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 12 Empire Tracts

(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 as of the date hereof, excepting the easements, building and other restrictions now of record, if any.

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 whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$9,200.00.
 However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which) ^{the whole}

In construing this deed and where the context so requires, the singular includes the plural.
 WITNESS grantor's hand this 6th day of July, 1973

Keith L. Thomas
Margaret E. Thomas
 STATE OF OREGON, County of Klamath ss.

Personally appeared the above named Keith L. Thomas and Margaret E. Thomas

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

Before me *Barbara C. Milne*
 Notary Public for Oregon

My commission expires Oct. 14, 1975

(OFFICIAL SEAL)

NOTE: The signature between the symbols Ⓞ, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Crane & Bailey
540 Main
Klamath Falls, OR

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON

County of Klamath ss.

I certify that the within instrument was received for record on the 13th day of April, 1978, at 9:07 o'clock A.M., and recorded in book M78 on page 7090 or as file number 46204, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
 County Clerk

By *Berntha J. Helock* Deputy Title

Fee \$3.00