

47238

-WARRANTY DEED-

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ROSE ROCK MOUSSEAU, who took title as ROSE M. ROCK, Grantor, warrants and conveys to GARY G. SCHMITT, Grantee, an undivided one-half interest, and ROBERT S. BRAY, Grantee, an undivided one-half interest, in the following described real property situate in Klamath County, Oregon, as tenants in common, free of all encumbrances, except as specifically set forth herein:

Lot 6, Block 18, FAIRVIEW ADDITION NO. 2, IN THE CITY OF KLAMATH FALL, in the County of Klamath, State of Oregon, EXCEPT the Westerly 42 feet thereof

SUBJECT TO: That certain Trust Deed, including the terms and provisions thereof, with interest thereon, dated March 28, 1975, recorded April 3, 1975, in Book M-75 page 3590, wherein Rose M. Rock, as Trustor, William Ganong, Jr. as Trustee and First Federal Savings and Loan Association, as Beneficiary, to secure the payment of \$10,000, which Trust Deed Grantees, herein assume and agree to pay according to the terms thereof, and shall hold Grantor harmless thereon

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 water users 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 Twenty Thousand and no/100ths (\$20,000.00) DOLLARS.

Until a change is requested, <sup>Return Deed & send</sup> all tax statements shall be mailed to: Messrs. Gary G. Schmitt & Robert S. Bray, P.O. Box 1888,

DATED this 1st day of May, 1978. <sup>City, 97601</sup>

Rose Rock Mousseau

STATE OF OREGON )

County of Klamath )

ss. May 1, 1978.

Personally appeared the above-named ROSE ROCK MOUSSEAU, who took title as ROSE M. ROCK, and acknowledged the foregoing instrument to be her voluntary act. Before me:

W. Darlene J. Addington  
Notary Public for Oregon  
My Commission expires: 3-22-81

STATE OF OREGON; COUNTY OF KLAMATH; ss.

and for record at request of Transamerica Title Co.

on 1st day of May, A. D. 19 78 at 3:32 clock P.M. and

fully recorded in Vol. M78, of Deeds

on Page 8640

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

Wm D. MILNE, County Clerk

By [Signature]

Fee \$3.00