

49743

WARRANTY DEED (INDIVIDUAL)

DONALD L. KETTLER and ELSIE S. KETTLER, husband and wife
FRANK V. SURROZ, JR., hereinafter called grantor, convey(s) to
 of Klamath, State of Oregon, described as: all that real property situated in the County

Lots 1 through 15 SUNSET BEACH, in the County of Klamath, State of Oregon.

SUBJECT TO: 1. An easement created by instrument, including the terms and provisions thereof dated October 10, 1935, recorded October 22, 1935 in Book 105 page 297. 2. An easement created by instrument, including the terms and provisions thereof dated January 6, 1961, recorded August 1, 1961 in Book 331 page 350. 3. Rights of the public and of Governmental bodies in and to that portion of the herein described property lying below the ordinary high water mark of Klamath Lake. 4. Reservation contained in Deed executed by R.W. Browing and wife, to Donald L. Kettler and wife, dated March 26, 1960, recorded April 1, 1960 in Book 320 at page 160, Deed Records of Klamath County, Oregon. 6. An easement created by instrument, including the terms and provisions thereof, dated December 15, 1960, recorded January 5, 1962 in Book 334 page 574.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as set forth above

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 \$ 28,000.00.

Dated this 2nd day of June, 19 78.

Donald L. Kettler
DONALD L. KETTLER

Elsie S. Kettler
ELSIE S. KETTLER

STATE OF OREGON, County of Coos
Klamath) ss.

On this date, May June 2, 1978 personally appeared the above named Donald L. Kettler and Elsie S. Kettler and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Anna E. Shively
Notary Public for Oregon

My commission expires: 4-25-1980

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
 ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

TO

After Recording Return to:
Frank V. Surroz, Jr.
P. O. Box 1385
Klamath Falls, OR 97601

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 8th day of June, 1978 at 3:45 o'clock PM, and recorded in book M78 on page 12272 Records of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

By

Donald L. Kettler

Fee \$3.00

Deputy