

71A 38-14490-

49986

WARRANTY DEED

Vol. 78 Page 12622

770 JUN 14 1978

KNOWALL MEN BY THESE PRESENTS, That GILBERT JACKSON, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ERICA MARIA MOORE, 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:

Township 24 South, Range 7 East of the Willamette Meridian= Section 7: E 1/2 E 1/2 NW 1/4 SW 1/4

Subject to restrictions, reservations, easements and rights of way of record or apparent on the ground, including, but not limited to, the exclusive right of way for ingress to and egress from said premises of a strip of land 60 feet in width along the north boundary line of the NW 1/4 SW 1/4 of section 7, Township 24 South, Range 7 E.W.M.

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

And said grantor hereby covenants unto 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 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 circumstances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 7,000.00 (Seven thousand).

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

WITNESS grantor's hand this 24th day of February, 1978

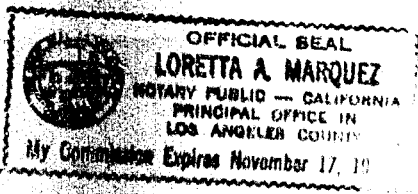
GILBERT JACKSON

STATE OF CALIFORNIA, County of ~~Ventura~~ Los Angeles

Personally appeared the above named GILBERT JACKSON and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me Loretta A. Marquez Notary Public for California My commission expires Nov 17, 1981

After recording return to: Irving Kramer, attorney at law 4131 Via Marina, Suite 1019 Marina del Rey, Ca 90291 (213) 823-2346



FILES: ERICA MOORE 512 NORTH ROTHILL OSAI, CA 93023

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 14th day of June A.D., 1978 at 10:37 o'clock A.M., and duly recorded in Vol. 878 of Deeds on Page 12622.

FEE \$3.00

WM. D. MILNE, County Clerk By Loretta A. Marquez