

56153

Vol. M-78

Page

22178

KNOW ALL MEN BY THESE PRESENTS, That JAMES B. O'GRADY and ROSALIA F. O'GRADY, his wife

in consideration of TEN DOLLARS (\$10.00) hereinafter called the grantor, Dollars,

to grantor paid by WESTON THORSEN and THELMA E. THORSEN, his wife,

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 NO. 12 BLOCK 3 EVERGEEN ACRES,  
KLAMATH COUNTY, OREGON, according to the Plat thereof  
on file in the office of the County Clerk of Klamath  
County, Oregon.

To Have and to Hold the above described and granted premises 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

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.

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

WITNESS grantor's hand this 10th day of March, 1969

James B. O'Grady  
JAMES B. O'GRADY  
Rosalie F. O'Grady  
ROSALIA F. O'GRADY

(ORS 93.490) CALIFORNIA

STATE OF ~~OREGON~~, County of San Mateo ) ss. March 10th, 1969

Personally appeared the above named JAMES B. O'GRADY and ROSALIA F. O'GRADY, his wife

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

(OFFICIAL SEAL)



**I. R. GOODMAN**  
NOTARY PUBLIC - CALIFORNIA  
PRINCIPAL OFFICE IN  
SAN MATEO COUNTY

My Commission Expires July 20, 1970

Before me I. R. Goodman  
Notary Public for ~~OREGON~~ California  
My commission expires July 20, 1970

## WARRANTY DEED

WESTON THORSEN  
Route 3, Box 23  
West Klamath Falls,  
Oregon 97601

AFTER RECORDING RETURN TO

WESTON THORSEN  
Route 3, Box 23  
West Klamath Falls  
Oregon 97601

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

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of October, 1968, at 9:28 o'clock AM., and recorded in book M78 on page 22178 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernetha J. Spitzer County Clerk-Recorder.  
Deputy.

Fee \$3.00

Deputy.

978 OCT 5 AM 9 28