

WARRANTY DEED

No. 7 Revised

57873

Vol. 78 Page 24879

SMITH-BATES PRINTING CO.

KNOW ALL MEN BY THESE PRESENTS, That Albert E. Minnick and Jeanne Minnick, his wife

in consideration of Ten Dollars and other valuable considerations grantor.S. Dollars, to them paid by Frank E. Denham and Cora H. Denham, his wife as tenants by the entirety

do hereby grant, bargain, sell and convey unto the said grantee.S., their heirs and assigns, all the following real property, with the tenements, hereditaments and appurtenances, situated in the County of Klamath and State of Oregon, bounded and described as follows, to-wit:

A parcel of land in Lots 1 and 2 in Block 5 of Second Addition to Altamont Acres, Klamath County, Oregon, 100 feet wide North and South and 643.2 feet wide East and West the North line of which is 200 feet South of the North line of said Lots, measured on the West line thereof and the South line of said parcel is 300 feet South of North line of said lots measured on the West line thereof.

SUBJECT TO: Contract and/or lien for irrigation and/or drainage; easements and rights of way of record and those apparent on the land, if any; reservations contained in deed recorded May 6, 1937, in Volume 109 of Deeds, page 109, Records of Klamath County, Oregon; Air Space Easement to U. S. A. restricting building heights to 76 feet.

To Have and to Hold the above described and granted premises unto the said grantee.S., their heirs and assigns forever.

And the grantor.S. do covenant that they are lawfully seized in fee simple of the above granted premises free from all encumbrances, except a mortgage to First Federal Savings and Loan Association

and that they will and their heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

Witness hand and seal this 12 day of March, 1968

Albert E. Minnick (SEAL)

Jeanne Minnick (SEAL)

(SEAL)

(SEAL)

STATE OF OREGON,

County of Klamath ss.

On this 12th day of March, 1968, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Albert E. Minnick and Jeanne Minnick, his wife

known to me to be the identical individual.S described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

W. S. Schaeffer
Notary Public for Oregon
My commission expires 2-7-69

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Frank Denham
7641 Biabee
K. 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 3rd day of November, 1978, at 2:42 o'clock P. M., and recorded in book M78 on page 24879 Record of Deeds of said County.

Witness my hand and seal of County affixed.

W. D. Milne
Bernard H. Litch
County Clerk—Recorder.

Fee \$3.00

DOCKET No.