

66366

WARRANTY DEED

STEVEN-NESSE LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. 79 Page 3696

KNOW ALL MEN BY THESE PRESENTS, That
Floy M. Mullins
to grantor paid by

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
Leroy Francis Daulton, hereinafter called the grantee,
and State of Oregon, described as follows, to-wit:

Tract 126 of PLEASANT HOME TRACTS NO. 2, according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject to: Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith; Any unpaid charges or assessments of Enterprises Irrigation District; Rules, regulations, liens and assessments of South Suburban Sanitary District.

Floy M. Mullins
5220 Cottage Ave
Klamath Falls, Oregon - 97601

Leroy Francis Daulton
65 Heritage St
Eugene, Oregon - 97404

After recording return to:

Floy M. Mullins
5220 Cottage Ave
Klamath Falls, Oregon - 97601

Until a change is requested all tax statements shall be sent to the following address.

Floy M. Mullins
5220 Cottage Ave
Klamath Falls, Oregon - 97601

STATE OF OREGON

County of _____ ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____ of said county. Record of Deeds of said county. Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy.

SPACE RESERVED
FOR
RECORDER'S USE

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920

1. 9697

To Have and to Hold the same 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.

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 encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,000⁰⁰.
However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this _____ day of _____, 19 ____;
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Floy M. Mullins

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON, } ss.
County of *Lane*,
April 28, 19 *79*.
Personally appeared the above named
Floy M. Mullins

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

(OFFICIAL
SEAL)

Before me:

Edna E. Benson
Notary Public for Oregon

My commission expires:

May 30, 1981

STATE OF OREGON, County of *Lane*,) ss.
April 28, 19 *79*.

Personally appeared *Floy M. Mullins* and
who, being duly sworn,
each for himself and not one for the other, did say that the former is the
president and that the latter is the
secretary of _____

_____ a corporation,
and that the seal affixed to the foregoing instrument is the corporate seal
of said corporation and that said instrument was signed and sealed in be-
half of said corporation by authority of its board of directors; and each of
them acknowledged said instrument to be its voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires:

(OFFICIAL
SEAL)

LIFE ESTATE AGREEMENT

9698

In this agreement it is throuly understood by all parties concerned that Mrs M Mullins shall hold a life estate from Mr and Mrs Leroy F Daulton on the below described property. It is further understood and agreed that Mrs Mullins shall keep property taxes paid on subject estate.

This agreement shall remain in existence for all remaining years of Mrs Mullin's life, or, otherwise it shall, at Mrs Mullin's own descision be terminated for any disposal deemed appropriate by Mrs Mullins.

TO WITNESS: Tract 126 of PLEASANT HOME TRACTS NO 2, according to the official plate thereof on file in the records of Klamath County, Oregon.

Subject to: Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith; Any unpaid charges or assessments of Enterprises Irrigation Dristrict; Rules, Regulations, liens and assessments of South Suburban Sanitary District.

IN WITNESS WHEREOF: The parties hereto have hereunder set their hands and seals the day and year first hereunder written.

Leroy F. Daulton
Mr Leroy F Daulton

Mrs Daulton - Susan L Daulton
Mrs Daulton

Mrs Floy Mullins (Floy M. Mullins)
Mrs Floy Mullins

After recording return to:

Mrs Floy Mullins
5220 Cottage Ave
Klamath Falls, Oregon - 97601



*State of Oregon, County of Lane - ss
Personally appeared the above named
persons and acknowledged the foregoing
instrument to be a voluntary act and deed.
Dated April 28, 1979 - Edna E. Benson
My Commission expires - May 20, 1981 -
Notary Public for Oregon*

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 30th day of April A.D., 19 79 at 11:26 o'clock A M., and duly recorded in Vol M79 of Deeds on Page 9696.

FEE \$9.00

WM. D. MILNE, County Clerk

By Bernetha D. Kiboch Deputy