

75973

WARRANTY DEED

Vol. ^m79 Page ²⁵²¹¹

KNOW ALL MEN BY THESE PRESENTS, That ROBERT E. GARRISON, hereinafter called the Grantor, for the consideration hereinafter stated, to Grantor paid by KEITH RICE, INC., an Oregon corporation, 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:

The North half of Lot 9 in Block 2 of Hot Springs Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and more particularly described as follows:

Beginning at the Northwestern corner of said Lot on High Street; thence Southeasterly along the Westerly line of said Lot 2 a distance of 120 feet; thence Northeasterly and parallel with High Street 50 feet on the Easterly line of said lot; thence Northwesternly along the Easterly line of said lot to the U. S. R. S. right of way for the main canal; thence Northwesternly along said right of way to the Southerly line of High Street; thence Southwesterly along High Street to the place of beginning.

SUBJECT TO:

1. Reservations, restrictions, easements, rights of way of record and those apparent on the land.
2. Mortgage, including the terms and provisions thereof, given by Milton Berglund.

WARRANTY DEED, PAGE ONE.

79 OCT 25 PM 4 30

Return to
William P. Brander
411 Kane

and June Berglund, husband and wife,
to Weyerhaeuser Klamath Federal Credit
Union, dated September 14, 1968, recorded
September 27, 1968, Vol. M-68, page 8816,
Microfilm Records of Klamath County, Ore-
gon, to secure the payment of \$3,500.00 ,
which said mortgage the said Milton Berg-
lund and June Berglund agreed to pay,
holding Grantor harmless therefrom.

2. Reservations, restrictions, easements,
rights of way of record and those apparent
on the land.

TO HAVE AND TO HOLD the same unto the said Grantees
and Grantees' heirs, successors and assigns forever.

And said Grantor hereby covenants to and with said
Grantees and Grantees' heirs, successors and assigns, that Gran-
tor is lawfully seized in fee simple of the above granted prem-
ises, free from all encumbrances, except as hereinabove set
forth, 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 encumbrances.

The true and actual consideration paid for this
transfer, stated in terms of dollars, is \$9,500.00.

WITNESS Grantor's hand this 10th day of May.

Robert E. Garrison

STATE OF OREGON)
County of Klamath) ss.

Personally appeared the above named ROBERT E.
GARRISON, and acknowledged the foregoing instrument to be his
voluntary act and deed.

BEFORE ME this 10th day of May, 1972.

John H. Schmeck

NOTARY PUBLIC FOR OREGON

My Commission expires: Feb 24, 1973

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 25th day of
October A.D., 19 79 at 4:30 o'clock P M., and duly recorded in Vol M79
of Deeds on Page 25211.

FEE \$7.00

WM. D. MILNE, County Clerk

By Bernice A. Hetch Deputy