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38-20589-D

77583

-WARRANTY DEED-

Vol. 79 Page 27948

VANE J. DAY and BETTY L. DAY, who took title as BETTY L. FRIEND, husband and wife, Grantors; convey and warrant to JOHN MILLER, Grantee, as to an undivided one-half interest, and to JOHN PATTON, Grantee, as to an undivided one-half interest, as tenants in common, the following described real property situate in Klamath County, Oregon, free of all encumbrances, except as specifically set forth herein:

PARCEL 1: Lots 27, 28 and 29, less the Southerly 80 feet as described in Deed Volume 73, page 126 and Deed Volume 87, page 361, in Block 24 of INDUSTRIAL 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

PARCEL 2: Beginning at a point 40 feet Northerly from the Southwest corner of Block 24 of INDUSTRIAL ADDITION to the City of Klamath Falls, Oregon; thence Northerly along the East side of Oak Street 40 feet; thence Easterly perpendicular to Oak Street, 81 feet; thence Southerly parallel to Oak Street 40 feet; thence Westerly perpendicular to Oak Street 81 feet to the place of beginning, being a portion of Lots 27 and 28 and 29, in Block 24 of INDUSTRIAL 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

SUBJECT TO AND EXCEPTING:

(1) sewer and water use charges, if any, due to the City of Klamath Falls; (2) reservations, restrictions, easements and rights of way of record and those apparent upon the land.

The true and actual consideration for this transfer is Sixteen Thousand and No/100ths (\$16,000.00) DOLLARS.

Until a change is requested, all tax statements shall be mailed to: _____

DATED this 2nd day of January, 1979.

Vane J. Day
Betty L. Day

STATE OF OREGON)
County of Klamath) ss. January 2, 1979.

Personally appeared the above-named VANE J. DAY and BETTY L. DAY, who took title as BETTY L. FRIEND, and acknowledged the foregoing instrument to be their voluntary act. Before me:

WILLIAM P. BRANDSNESS

ATTORNEY AT LAW
411 PINE STREET

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Judy B. Blum
Notary Public for Oregon
My Commission expires: 8-22-81

I hereby certify that the within instrument was received and filed for record on the 3rd day of December A.D., 19 79 at 11:58 o'clock A M., and duly recorded in Vol M79 of Deeds on Page 27948.

FEE \$3.50

WM. D. MILNE, County Clerk

By Bernice A. Milne Deputy