

1967/50

96644

KNOW ALL MEN BY THESE PRESENTS, That MYRTLE LUCY BRETT

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROSCOE H. DUDLEY and ESTHER LU DUDLEY, husband and wife, as tenants by entirety

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:

A portion of Lots 7 and 8, Block 51, NICHOLS ADDITION to Klamath Falls, Oregon, and more particularly described as follows:

Beginning at an iron pin marking the most easterly corner of Lot 8, Block 51, of said NICHOLS ADDITION; thence Northwesterly, along the Northeasterly boundary of said Lot 8, a distance of 56.5 feet; thence Southwesterly at right angles to said Northeasterly boundary, a distance of 104.24 feet; thence Southeasterly at right angles, parallel to said Northeasterly boundary, a distance of 56.5 feet to the Southeasterly boundary of said Lot 7; thence Northeasterly at right angles to said Northeasterly boundary a distance of 104.24 feet, more or less, to the point of beginning; being the Southeasterly 56.5 feet of Lot 8 and of the Northeasterly 39.24 feet of Lot 7, Block 51, NICHOLS ADDITION.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 except contracts, liens, assessment, rules and regulations for irrigation, drainage and sewage, and reservations, restrictions, easements and rights of way of record and those apparent on the land

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 \$ 8,500.00

~~RECEIVED BY THE CLERK OF THE COUNTY OF OREGON FOR RECORDING ON AUGUST 9-6-1972~~

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

WITNESS grantor's hand this August 9-6, 1972.

Myrtle Lucy Brett
John Mills Brett

John Mills Brett, her Attorney in Fact

STATE OF OREGON, County of Clackamas) ss.

Personally appeared the above named John Mills Brett, Attorney in Fact for Myrtle Lucy Brett

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

Before me: Myrtle J. Halland

Notary Public for Oregon

My commission expires 3-7-75

Note: In the space between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Mr. & Mrs. R. H. Dudley
426 No. 10th St.
Klamath Falls,
Or. 97601

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

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 4th day of March, 1981, at 11:19 o'clock A.M., and recorded in book M81 on page 3802 or as filing fee number 96644, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

County Clerk Title

By Richard J. Letch Deputy

Fee \$3.50