

31473

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1 KNOW ALL PERSONS BY THESE PRESENTS, made this 8<sup>th</sup> day of  
2 NOVEMBER, 1983, that KEITH KELSAY, the son of Beatrice Kelsay, De-  
3 ceased, Grantor, for the consideration hereafter stated, has bargained and sold  
4 and by these presents does grant, bargain, sell and convey unto OLIVER R.  
5 SPIRES, Grantee, an undivided one-fourth interest, being all of the Grantor's  
6 interest, in and to the following described premises in Klamath County, Oregon,  
7 to wit:

8 Lot 3 in Block 18 of  
9 FAIRVIEW ADDITION No. 2  
10 to the City of Klamath Falls,  
11 Klamath County, Oregon

12 SUBJECT TO:

- 13 (1) Unpaid real property taxes and accrued interest for the 1980-81,  
14 1981-82 and 1982-83 tax years and taxes for the 1983-84 tax year  
15 which are now a lien, which said taxes the Grantee assumes and  
16 agrees to pay.  
17 (2) Easements apparent on the land if any there may be.

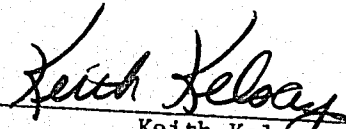
18 "THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE  
19 PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPRO-  
20 PRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES." L.83,  
21 Ch 718, Sec. 2.

22 The true and actual consideration for this transfer is \$1,500.

23 TO HAVE AND TO HOLD the said premises and their appurtenances unto the  
24 said Grantee, his heirs, devisees, grantees and assigns forever.

25 The Grantor covenants that as of this date he is the Owner of said  
26 undivided one-fourth interest in said premises; that they are free of all  
27 encumbrances except those above set forth and that he will warrant and defend  
28 the same from all lawful claims except those above set forth, which the Grantee  
29 has agreed to take subject to.

30 IN WITNESS WHEREOF, the Grantor has executed this Instrument the day  
31 and year first herein written.  
32

  
Keith Kelsay

///

WM. GANONG  
LAWYER  
P.O. BOX 57  
KLAMATH FALLS, OREGON  
97601 - 0003  
PHONE: (503) 882-7228

WARRANTY DEED - Page 1

'83 DEC 12 AM 11 09

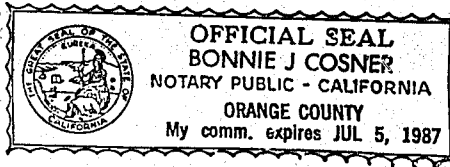


1 STATE OF CALIFORNIA )  
2 County of Orange ) SS.

21163

3 On this 8th day of November, 1983, personally appeared the  
4 above named Keith Kelsay, the son of Beatrice Kelsay, Deceased, and acknowledged  
5 the foregoing Instrument to be his voluntary act and deed.

6 BEFORE ME:



Bonnie J. Cosner  
Notary Public for said State and County

10  
11 Until a change is requested all Tax Statements shall be sent to the following  
12 address:

13  
14  
15 After recording return to:

16 TA.

STATE OF OREGON, )  
County of Klamath )  
Filed for record at request of

on this 12th day of Dec. A.D. 19 83  
at 11:09 o'clock A M, and duly  
recorded in Vol. M83 of Deeds  
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EVELYN BIEHN, County Clerk

By Pam Smith Deputy

Fee 8.00

31  
32  
WM. GANONG  
LAWYER  
P.O. BOX 57  
KLAMATH FALLS, OREGON  
97601 - 0003  
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