

1-1-74

60091

WARRANTY DEED

Vol. 178 Page 5988

KNOW ALL MEN BY THESE PRESENTS, That **STERLING W. ELLER & BETTY L. ELLER, husband & wife, and GEORGE W. ELLER, JR. & ESMA ELLER, husband & wife** hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by **JACK FEEHAN & SUSAN FEEHAN, husband & wife**, 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:

Lots Eighteen (18), Nineteen (19), Twenty (20), Twenty-One (21), Twenty-two (22), and the East One-half (E½) of the vacated alley lying West of and adjacent to Lots Three (3), Four (4), Five (5) and Six (6), in Block Thirty (30), TOWN OF CRESCENT, Klamath County, Oreg., EXCEPTING portions deed to the State of Oregon.

(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 other than those showing of record (other than Henry & Thelma Coyle) and taxes subsequent to 1975-76 year

and that grantor will warrant and forever defend the said 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 \$ 54,475.00

① However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ①, 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 7 day of March, 1976; 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.

STATE OF OREGON,

County of Deschutes

SS.

BE IT REMEMBERED, That on this 9th day of April, 1986, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Sterling W. Eller, Betty L. Eller, George W. Eller, Jr. and Esma Eller----

known to me to be the identical individual s described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Notary Public for Oregon.

My Commission expires 8-8-88

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 10th day of April, 1986, at 1:55 o'clock P.M., and recorded in book M86 on page 5988 or as file/reel number 60091

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By [Signature] Deputy

Fee: \$10.00

By

Deputy

GRANTOR'S NAME AND ADDRESS

Mr & Mrs. Jack Feehan

Crescent, Oregon 97733

GRANTEE'S NAME AND ADDRESS

After recording return to:

Key Escrow Co.

P. O. Box 6178

Bend, OR 97708 (#27-9116)

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP