

1967/766804

MTC 32196-MKV M94 Page 6310

KNOW ALL MEN BY THESE PRESENTS, That WALTER A. DIETZ

_____, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DAVID L. DOUD _____, 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:

All of Lot 5 in Block 36 of the ORIGINAL TOWN OF LINKVILLE, (now City of Klamath Falls), EXCEPTING THEREFROM a strip of land 1 foot in width off the Easterly side of said Lot 5 and a strip of land 8 feet in width off the rear end of said Lot 5 reserved as an alley, Klamath County, 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 except reservations, restrictions, 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 \$73,000.00

① However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).②

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

WITNESS grantor's hand this 11 day of April 1977

Walter A. Dietz

STATE OF OREGON, County of Klamath) ss. April 11, 1977
Personally appeared the above named Walter A. Dietz - - -

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

Before me: Donald R. Crane
Notary Public for Oregon
My commission expires 6-18-78

(OFFICIAL SEAL)

NOTE—The sentence 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

WALTER A. DIETZ

TO

DAVID L. DOUD

AFTER RECORDING RETURN TO

Crane & Bailey
Attorneys at Law
325 Main Street
Klamath Falls, OR 97601

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

Fees: \$30.00

STATE OF OREGON

County of Klamath } ss.

I certify that the within instrument was received for record on the 28th day of February, 1974, at 10:50 o'clock A.M., and recorded in book M94 on page 6310, or as file number 76804, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn
Klamath County Clerk Title
By Annette Mueller Deputy