

the First National Bank of Portland, Dated April 15, 1954, and recorded in vol. 155 Page 503 of Mortgage Records of Klamath County, Oregon and a mortgage executed to Lewis S. Kandra and Edith Kandra, husband and wife, dated April 27, 1954, recorded in Vol. 156, p. 337 of Mortgage Records of Klamath County, Oregon which grantee expressly assumes and agrees to pay and perform.

To Have and to Hold the above described and granted premises unto the said Winema Elevators Inc. its successors and assigns forever.

And Stephen J. Takacs and Mildred Takacs, husband and wife; Lee M. Dixon and Rene B. Dixon, husband and wife; Ivan Kandra and Norma Kandra, husband and wife, Bernice Taylor and G. Mosser Taylor, wife and husband, the grantors above named do covenant to and with the above named grantee its successors and assigns that they are lawfully seized in fee simple of the above granted premises, that the above granted premises are free from all encumbrances, except as above set forth and that they will and their heirs, executors and administrators, shall 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 as above set forth

Witness our hands and seals this 1st day of September 1954.

<u>Ivan Kandra</u>	<u>Norma Kandra</u>
<u>Lee M. Dixon</u>	<u>Rene B. Dixon</u>
<u>Stephen J. Takacs</u>	<u>Mildred Takacs</u>
<u>G. Mosser Taylor</u>	<u>Bernice Taylor</u>