

KNOW ALL MEN BY THESE PRESENTS, That Zane Bidwell and Virginia Bidwell, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Phil Deupree

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:

Lot 3 in Block 4 RIVERVIEW SECOND ADDITION, KLAMATH COUNTY OREGON.

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

Mortgage recorded 6-14-61 KM in Volume 202 at page 539.

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 \$ 7,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 30 th day of April, 19 71.

STATE OF OREGON, County of Klamath ss. May 6th, 19 71. Personally appeared the above named Zane Bidwell and Virginia Bidwell, husband and wife,

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

(OFFICIAL SEAL)

Before me Helen D. Gaechever
Notary Public for Oregon
My commission expires 11/25/72

NOTE—The sentence between the symbols (), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED
Bidwell

TO
Deupree

AFTER RECORDING RETURN TO

Phil Deupree
Star Rt. Box 76
Eagle Point, Ore

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

FEE \$1.50

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 6th day of MAY, 1971, at 1:23 o'clock PM., and recorded in book M 71 on page 4015 Record of Deeds of said County.

Witness my hand and seal of County attixed.

WM. D. MILNE

COUNTY CLERK Title.

By Hazel Dwyer Deputy

Together with
wise appertaining
hereinafter given
TO HAVE
does not exceed the
For the purpose
of the sum of \$
May 5,
of principal and interest
June 1991
1. Privilege is reserved
the principal that are
written notice of an in-
provided further. That in
provisions of the National
or endorser, agree to be
premium charge of one
adjusted premium thereon
Trust and the note shall
holder thereof.