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VOY 471 PAGE 4128

WARRANTY DEED

MERLE S. WEST, herein after called grantor, conveys to UNITED STATES NATIONAL BANK OF OREGON, a national banking association, the following described real property situated in Klamath County, Oregon:

PARCEL # 1:

Lot 4 and 5 in Block 47 FIRST ADDITION TO KLAMATH FALLS, Klamath County, Oregon

PARCEL # 2:

Lots 6 and 7 in Block 2, CANAL ADDITION to the City of Klamath Falls, Oregon, EXCEPTING therefrom the following:

That portion of said Lot 6 described as follows: Beginning at the Southeasterly corner of said Lot 6; thence Northerly along the Easterly line of said Lot 6 a distance of 26 feet; thence Westerly along a line parallel with the Southerly line of said Lot 6, a distance of 8 inches; thence Southerly along a line parallel with the Easterly line of said Lot 6 a distance of 26 feet to a point on the Southerly line of said Lot 6, thence Easterly along said Southerly line of Lot 6 a distance of 8 inches to the point of beginning, and

Excepting the following portion of said Lot 6: Beginning at a point on the Easterly line of said Lot 6, said point being 61 feet and 6 inches Northerly from the Southeasterly corner of said Lot 6; thence Northerly along the Easterly line of said Lot 6, a distance of 42 feet 6 inches, more or less, to a point on the Southerly line of Main Street; thence Westerly along said Southerly line of Main Street, a distance of 8 inches; thence Southerly along the line parallel with the Easterly line of said Lot 6, a distance of 42 feet 6 inches, more or less; thence Easterly along a line parallel with the Southerly line of Main Street a distance of 8 inches to the point of beginning.

PARCEL # 3:

A parcel of land situated in the SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 32, Township 38 South, Range 9 E.W.M., described as follows:

Beginning at an iron pipe on the Easterly property line of Elm Street, said pipe being 100.00 feet northeasterly from the northeast corner of the South Sixth Street and Elm Street intersection; thence Northeasterly along the Easterly property line of Elm Street 121.99 feet to an iron pipe; thence in a Northeasterly direction along the arc of a 20 foot radius curve to the right to an iron pipe on the Westerly property line of Commercial Street, thence Southerly along the Westerly property line of Commercial Street 181.37 feet to an iron pipe; thence Northwesterly along a line parallel to South Sixth Street and 100 feet therefrom 138.67 feet to the point of beginning, being a portion of an unplatted block in Klamath Addition to the City of Klamath Falls, Oregon.

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and covenants that grantor is the owner of the above property free and clear of all encumbrances except:

- A. Interest of owner adjoining along the Easterly Boundary in and to a party wall. (Effects Parcel # 2)
- B. Right of O. D. Mathews and his successors in interest to maintain a sewer line from said premises deeded to Stella Orr Easterly to connect with sewer on Commercial Street. (Effects Parcel # 3)

and will warrant and defend against all persons who may lawfully claim the same except as shown above. There is no consideration for this deed.

Dated this 5th day of May, 1971

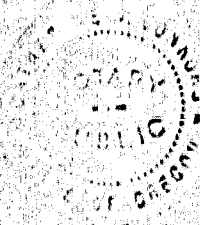
Merle S. West
Merle S. West

STATE OF OREGON)
COUNTY OF KLAMATH) ss:

Personally appeared before me this 5th day of May, 1971, the above named Merle S. West who acknowledged the foregoing to be his voluntary act.

Catherine J. Chene
Notary Public for Oregon

My commission expires: 5-19-73



STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of United States Natl. Bank
this 10th day of May A.D. 1971 at 10:02 o'clock AM., and
duly recorded in Vol. M71, of Deeds on Page 4128

Wm D. MILNE, County Clerk

By Catherine J. Chene

Fee \$3.00

Ret
U.S. Natl Bank
P.O. Box 1107
Medford, Ore