

KNOW ALL MEN BY THESE PRESENTS, That First Federal Savings and Loan Association of Klamath Falls, a corporation duly organized and existing under the laws of the State of United States, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Sherman E. Holt and Marjorie C. Holt, husband and wife, hereinafter called 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:

① Lots 12 and 13, MOYINA.

Subject to: Taxes for fiscal year commencing July 1, 1971, which are now a lien but not yet payable; Rules, regulations, liens and assessments of South Suburban Sanitary District; Reservations and restrictions in the dedication of Moyina; Easements and rights of way of record and those apparent on the land, if any.

(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 those above set forth,

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 \$ 19,500.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the whole consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural. Done by order of the grantor's board of directors, with its corporate seal affixed, this 2nd day of August, 1971.

First Federal Savings and Loan Association of Klamath Falls

By *Van S. Mollison* President
By *James D. Bocchi* Secretary

STATE OF OREGON, County of Klamath ss: Personally appeared Van S. Mollison and James D. Bocchi who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of First Federal Savings and Loan Association of Klamath, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: *Daniel V. Bacon*
Notary Public for Oregon
My commission expires: 11-12-74

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
CORPORATION

TO

AFTER RECORDING RETURN TO

S. E. HOLT
1505 PATTERSON
K. F. ORE.

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

FEE \$1.50

STATE OF OREGON, ss.

County of Klamath

I certify that the within instrument was received for record on the 2nd day of AUGUST, 1971, at 4:15 o'clock P.M., and recorded in book M 71 on page 8107. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. HILNE

COUNTY CLERK Title.

By *Raymond* Deputy