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THIS INDENTURE WITNESSETH, That ROBERT SLOAN and PEGGY M. SLOAN, husband

and wife, hereinafter known as grantors, for and in consideration of the sum of
Ten Dollars to them paid, have bargained and sold, and by these presents do
grant, bargain, sell and convey unto HOWARD S. MYERS and VIRGINIA M. MYERS,
husband and wife, the following described premises, situated in Klamath County,
Oregon, to-wit:

Lot 94 of Second Addition to Sportsman Park, Klamath County, Oregon,
according to the official plat thereof;

Subject to: Agreement concerning operation of the dam and control of
water levels of Upper Klamath Lake; reservations contained in the
dedication of Second Addition to Sportsman Park; and to the following
building and use restrictions which grantees, their heirs, grantees and
assigns, assume and agree to fully observe and comply with, to-wit:

- (1) That grantees will not suffer or permit any unlawful, unsightly
or offensive use to be made of said premises nor will they suffer
or permit anything to be done thereon which may be or become a
nuisance or annoyance to the neighborhood.
- (2) That they will use said premises solely as a residence or summer
home site.
- (3) That said premises shall never be subdivided nor shall any less
portion than the whole thereof ever be sold, leased or conveyed, and
that no building except one summer home or residence and the usual
and necessary outbuildings thereto shall ever be erected thereon.
- (4) That no building shall ever be erected within 10 feet of any ex-
terior property line.
- (5) That the foregoing covenants are appurtenant to and for the benefit
of each and every other lot in said Second Addition to Sportsman
Park and shall forever run with the land and shall bind the premises
herein conveyed for the benefit of each and every other lot in said
addition and that the foregoing covenants and restrictions shall
be incorporated in and made a part of each and every other deed
or conveyance hereafter executed for the purpose of conveying
these premises.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said
grantees, their heirs and assigns forever. And the grantors do hereby covenant
to and with the grantees, and their assigns, that they are the owners in fee
simple of said premises; that they are free from all incumbrances except those
above set forth and which may have been suffered or created by grantees; and
that they will warrant and defend the same from all lawful claims whatsoever,
except those above set forth and any which may have been suffered or created by
the grantees.

IN WITNESS WHEREOF, They have hereunto set their hands and seals this 6th

GANONG & GANONG
ATTORNEYS AT LAW
KLAMATH FALLS, ORE.

Deed - Page 1.

JUL 2 1 31 PM 1973

1 day of December, 1962.

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STATE OF OREGON }

County of Klamath }

SS

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Robert Sloan (SEAL)
Peggy M. Sloan (SEAL)

BE IT REMEMBERED, That on this 10th day of December, A.D. 1962, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Robert Sloan and Peggy M. Sloan, his wife, who are known to me to be the identical persons described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal the day and yearlast above written.

Butch Nelson
Notary Public for Oregon

My Commission Expires: Mar. 16, 1963

STATE OF OREGON, }
County of Klamath } ss.

Filed for record at request of:

Howard S. Myers

on this 2nd day of July A. D., 19 73

at 1:21 o'clock P.M. and duly

recorded in Vol. M 73 of DEEDS

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WM. D. MILNE, County Clerk

By Wesley D. Dugan Deputy.
Fee \$14.00

Howard Myers
Sit. 1433 Cleander
Medford

Deed - Page 2. 97501

GANONG & GANONG
ATTORNEYS AT LAW
KLAMATH FALLS, ORE.