

KNOW ALL MEN BY THESE PRESENTS, That Viets & Viets, Inc., an Oregon corporation, and existing under the laws of the State of Oregon, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Alton Woodard and Mary Eleanor Woodard, 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:

Lot 18, Block 5, FIRST ADDITION TO ALTAMONT ACRES, EXCEPTING: Therefrom the South 10 feet Deeded to Klamath County for street purposes in Volume 329 at page 609, also EXCEPTING from said Lot 18 the Easterly 12 feet as deeded in Deed Volume 350 at page 204. Klamath County, Oregon.

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: 1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District. 2. Regulations, including levies, liens, assessments, rights of way (OVER) 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 \$11,250.00. 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.

Done by order of the grantor's board of directors, with its corporate seal affixed, this 12 day of October 12, 1972.

(SEAL) Viets & Viets, Inc., and Oregon corporation  
By Edgar L. Viets President  
By Mary Thacker Secretary

STATE OF OREGON, County of Klamath ) ss: October 12, 1972  
Personally appeared Edgar L. Viets and Mary Thacker  
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 Viets & Viets, Inc., an Oregon 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: My commission expires: 10-25-74  
Notary Public for Oregon  
(OFFICIAL SEAL)

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

Klamath Co. Title  
P.O. BOX 151  
City

(DON'T USE THIS SPACE, RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON

County of  
I certify that the within instrument was received for record on the day of 1972, at o'clock M., and recorded in book on page or as filing fee number of Deeds of said County. Witness my hand and seal of County affixed.

By: Title Deputy

14488

Exceptions continued:

and easements of the South Suburban Sanitary District.

STATE OF OREGON,  
County of Klamath,  
Filed for record at request of  
KIAMATH COUNTY TITLE CO  
on this 29th day of OCTOBER A. D. 1973  
at 3:00 o'clock P. M. and fully  
recorded in Vol. 14488 at DEPT 1  
ago 14487  
Wm D. MILNE, County Clerk  
By *[Signature]*  
Fee \$ 1.00