

KNOW ALL MEN BY THESE PRESENTS, That **EARL A. THOMASON and PATRICIA ANN THOMASON, husband and wife,**

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by **MICHAEL R. BOTENS and PATRICIA A. BOTENS, husband and wife,** hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the said grantees and grantees'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 19 in Block 12, together with S 1/2 of vacated alley abutting on the North, but excepting the East 50 feet of said parcels; including however, the N 1/2 of vacated alley abutting Lots 13 and 14 of said Block 12, all being in ST. FRANCIS PARK.

SUBJECT TO: All future real property taxes and assessments; regulations, including levies, assessments, water & irrigation rights & easements for ditches & canals, of Enterprise Irrigation District; regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; reservations, restrictions, easements and rights of way of record, and those apparent on the land.

(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 as above set forth

and that

grantor will warrant and forever defend the said 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 \$ 16,000.00

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to the singular and the plural.

In Witness Whereof, the grantor has executed this instrument this 18 day of June, 1974; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,
County of Klamath
June 18, 1974.

Personally appeared the above named **Earl A. Thomason & Patricia Ann Thomason, husband and wife,**

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

Before me, Notary Public for Oregon
My commission expires 2/10/76

STATE OF OREGON, County of Klamath, ss.

Personally appeared Earl A. Thomason & Patricia Ann Thomason, 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

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, Notary Public for Oregon
My commission expires 2/10/76

Earl A. Thomason et al.

Michael R. Botens et ux

GRANTEE'S NAME AND ADDRESS

After recording return to:
Mr. & Mrs. Michael R. Botens
111 1/2 N. 1st St.
City, 97601

NAME, ADDRESS, ZIP

Equitable Savings & Loan Assoc.
Box 1750
City, 97601

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDING USE

STATE OF OREGON, ss.

A copy of the within instrument was received for record on the 21st day of JULY, 1974, at 10:07 o'clock P.M., and recorded in book M. 74 on page 9010 or as file/reel number 91255 Record of Deeds of said county.

County affixed.

By Harold L. Brown Deputy
Recording Officer

FILE \$ 2.00