

KNOW ALL MEN BY THESE PRESENTS, That RICHARD L. ROBNETT and JUANITA J. ROBNETT, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MICHAEL LYNN SPIKER and SHIRLEY SPIKER, husband and wife,

the grantee, does hereby grant, bargain, sell and convey unto the said 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: A tract of land situated in the SW 1/4 of Section 20, Twp. 28 S., R. 8 E.W.M., and being more particularly described as follows: Beginning at the Northwest corner of the NW 1/4 of Section 20, Twp. 28 S., R. 8 E.W.M.; thence South along the section line a distance of 1,667.8 feet to a point; thence East, a distance of 491.6 feet, to a point; thence N 16°53'30" E parallel to the Easterly right of way line of the Dalles-California Highway, a distance of 100 feet to a point; thence S 73°06'30" E a distance of 150 feet to the true point of beginning; thence S 16°53'30" W parallel to said highway right of way, a distance of 180 feet to a point; thence S 73°06'30" E, a distance of 150 feet to a point; thence N 16°53'30" E a distance of 180 feet to a point; thence N 73°06'30" W a distance of 150 feet to the true point of beginning.

SUBJECT TO: 1974-75 real property taxes which are now a lien, but not yet payable, and all future real property taxes and assessments; 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 \$ 20,000.00

~~However, the actual consideration consists of all property or value given or promised which is the whole consideration (indicate which) of the consideration between the parties to this deed, and which is the basis of the deed.~~

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 corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this day of August, 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.

(If executed by a corporation, affix corporate seal)

Richard L. Robnett
Shirley J. Robnett

STATE OF OREGON,

County of Klamath } ss.
August 19, 1974.

STATE OF OREGON, County of Klamath } ss.
August 19, 1974.

Personally appeared _____ and _____ who, being duly sworn,

Personally appeared the above named RICHARD L. ROBNETT and JUANITA J. ROBNETT, husband and wife,

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 _____

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

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.

(OFFICIAL SEAL)

James D. Bracki
Notary Public for Oregon
My commission expires 10-25-74

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Richard L. & Juanita J. Robnett

GRANTOR'S NAME AND ADDRESS

Michael Lynn & Shirley Spiker

GRANTEE'S NAME AND ADDRESS

First Federal
Savings & Loan
City

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

First Federal Savings & Loan
320 Main Street
Klamath Falls, Oregon
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of KIAMATH } ss.

I certify that the within instrument was received for record on the 21st day of AUGUST, 1974, at 11:00 o'clock A.M., and recorded in book M. 74 on page 10183 or 33 file/reel number 92189. Record of Deeds of said county.

Witness my hand and seal of County attized.

WM. D. MILNE

By H. J. Hagan Deputy

FEE \$ 2.00