

93675

KNOW ALL MEN BY THESE PRESENTS, That James E. Reser and Margaret M. Reser, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Robert A. Trivitt and Carolyn M. Trivitt, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 458 in Block 121 of MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject, however, to the 1974-1975 taxes which are now at lien but not yet payable.

(If space insufficient, continue description on reverse side)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed 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 \$ 15,800.00. However, the actual consideration consists of one hundred other property or value given or promised which is the whole consideration findable which. (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

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 4th day of October, 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)

James E. Reser

Margaret M. Reser

STATE OF OREGON

County Klamath

October 4

1974

Personally appeared

and 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

Personally appeared the above named James E. Reser and Margaret M. Reser, their voluntary act and deed

Before me:

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 the hall of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

(SEAL)

Notary Public for Oregon

My commission expires 8-5-75

Notary Public for Oregon

My commission expires

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 7th day of OCTOBER, 1974, at 1:11 o'clock P. M., and recorded in book M 74 on page 13124 or as file/reel number 93675. Record of Deeds of said county.

Witness my hand and seal of County affixed

ST. B. MILME

Recording Officer

by [Signature] Deputy

Fee \$ 2.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Robert A. Trivitt
2306 Garden Ave
K Falls

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

Dept of VA
Spring Street
Salem, OR

NAME, ADDRESS, ZIP