

93813

KNOW ALL MEN BY THESE PRESENTS, That

WEYERHAEUSER COMPANY

and existing under the laws of the State of Washington, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto HARRY R. DODGEN and MARY JO DODGEN, 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 39 in Block 2 of BLEY-WAS HEIGHTS, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

Subject to:

Easements and rights of way of record and those apparent on the land; Declaration of Covenants, Conditions and Restrictions dated the 13th day of June, 1974, wherein Weyerhaeuser Company is Declarant, recorded in Deed Records of Klamath County M-74, Page 7311 on the 13th day of June, 1974, and re-recording of Declaration of Covenants, Conditions and Restrictions dated July 18, 1974, recorded in Deed Records of Klamath County M-74, Page 8744 on the 18th day of July, 1974.

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 hereinabove set forth;

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 \$ 4,000.00.

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 10th day of October, 1974.

WEYERHAEUSER COMPANY

(SEAL)

Bernard Z. Agrons
Regional Vice-President,
Attorney in Fact.

STATE OF OREGON, County of Klamath, ss:

October 10, 1974,

Personally appeared BERNARD Z. AGRONS, who being duly sworn did say that he is the Regional Vice-President and Attorney in Fact for WEYERHAEUSER COMPANY, and that he executed the foregoing instrument by authority of and on behalf of said WEYERHAEUSER COMPANY, and that he acknowledges said instrument to be the act and deed of said WEYERHAEUSER COMPANY.

Before me:

Barbara McDonald

Notary Public for Oregon.

My Commission Expires: 9-5-78

Return Deed & Land Tax Statement to
First Federal Savings & Loan
340 Main Klamath Falls, Oregon 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

KLAMATH COUNTY TITLE CO

Filed for record at request of

this 11th day of OCTOBER A.D. 1974 at 9:57 o'clock A.M. and duly recorded in

Vol. M 74 of DEEDS on Page 13314

FEE \$ 2.00

WM. D. MILNE, County Clerk

By *Barbara McDonald* Deputy