

KNOW ALL MEN BY THESE PRESENTS, That OREGON STATE BAR, a corporation duly organized 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 UNION OIL COMPANY OF CALIFORNIA, a California corporation

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:

Property more particularly described in Exhibit "A" attached hereto and made a part hereof.

(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. Subject to conditions, restrictions, reservations, rights, rights of way and easements of record

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 \$ 4,160.00. 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 18th day of October, 1974.

(SEAL)

OREGON STATE BAR

By Howard A. Rankin, President

By John H. Holloway, Secretary

STATE OF OREGON,

County of Multnomah, ss. On this 18th day of October, 1974, before me appeared Howard A. Rankin and John H. Holloway both to me personally known, who being duly sworn, did say that he, the said Howard A. Rankin is the President, and he, the said John H. Holloway is the Secretary of OREGON STATE BAR

the within named Corporation, and that the seal affixed to said instrument is the corporate seal of said Corporation, and that the said instrument was signed and sealed in behalf of said Corporation by authority of its Board of Directors, and Howard A. Rankin and John H. Holloway acknowledge said instrument to be the free act and deed of said Corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Notary Public for Oregon.

My Commission expires 2/23/76.

No.

Title Insurance
433 S. Spring St
Los Angeles Ca
90014

Title

By

Deputy

Attn: Harry W. Ryster

14054

U.O. Mktg. Sta. #333
Klamath Falls, Oregon
National #3868

EXHIBIT "A"

Description:

Lots 13, 14 and 15 in Block 17 of SECOND RAILROAD ADDITION TO THE
CITY OF KLAMATH FALLS, Klamath County, Oregon.

Filed for record at request of
TRANSAMERICA TITLE INS. CO
on this 29th day of October A.D. 1974
at 4:05 o'clock P.M. and duly
recorded in Vol. M 74 of DEEDS
Page 14053
Wm D. MILLER, County Clerk
By *Harold H. Hargis* Deputy
\$ 4.00