

97951

KNOW ALL MEN BY THESE PRESENTS, That LOUIS ANDERSON

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by GREGORY R. ANDERSON and PATRICIA R. ANDERSON, 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:

The Northeast quarter of the Southwest Quarter (NE $\frac{1}{4}$ SW $\frac{1}{4}$) of Section One (1), in Township Thirty-Eight (38) South, Range Eleven and one-half (11 $\frac{1}{2}$) East of the Willamette Meridian, in Klamath County, State of Oregon, containing forty acres more or less.

RESERVING UNTO LOUIS ANDERSON, THE GRANTOR, A LIFE ESTATE INTO SAID PROPERTY.

(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 above stated, and contracts, liens, assessments, rules and regulations for irrigation, drainage and sewage, and reservations, restrictions, easements, and rights of way of record, and those apparent on the land, 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.

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols $\textcircled{}$, 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 10th day of February, 1975; 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.

Louis Anderson
LOUIS ANDERSON

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
February 10th, 1975

Personally appeared the above named LOUIS ANDERSON

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

Before me:
(OFFICIAL SEAL) *Deborah J. Linder*
Notary Public for Oregon
My commission expires

STATE OF OREGON, County of) ss.
February 10th, 1975

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 _____

_____ 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: (OFFICIAL SEAL)
Notary Public for Oregon
My commission expires:

LOUIS ANDERSON

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

D. L. Hoots, Attorney at Law
2261 So. 6th Street
Klamath Falls, Oregon 97601

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

Gregory & Patricia R. Anderson
727 A Wright Ave. Falcon Heights
Klamath Falls, Or 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of KLAMATH

I certify that the within instrument was received for record on the 11th day of FEBRUARY, 1975, at 1:55 o'clock P. M., and recorded in book M 75 on page 1687 or as file/reel number 97951.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Wm. D. Milne Recording Officer
Deputy

FEE \$ 2.00