

1044

KNOW ALL MEN BY THESE PRESENTS, That INTERSTATE INVESTMENT CO., an Oregon corporation

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CARL WILSON or MARGUERITTE WILSON, 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:

Beginning at the intersection of the South line of Rose Street and the West line of Prospect Street; thence South along the West line of Prospect Street 157 feet for the true point of beginning; thence N. 58° 10' W. 98.6 feet; thence Southwesterly 40 feet along the Easterly line of closed Roosevelt Street to 9th Street, thence Southeasterly along 9th Street 110 feet; thence Northeasterly 37 feet to Prospect Street; thence 19.5 feet North along Prospect Street, to the point of beginning, less portion described in Deed Volume 81 page 338, being a portion of Lot 2 in Block 18 of First Addition to the City of Klamath Falls, Oregon. Subject to: Any and all existing easements and rights of way of record. Also subject to: Contract of sale between Interstate Investment Co., an Oregon corporation, seller and Viola Hawkins, purchaser, dated January 1, 1975. Said contract is unrecorded.

(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

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 \$7856.74

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate 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 22nd day of May, 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.

INTERSTATE INVESTMENT CO.

By: J.K. Hansen President

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County

STATE OF OREGON, County of Marion) ss.
May 22, 1975

Personally appeared J.K. Hansen

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 Interstate Investment Co.

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:

Jinda K. Elledge

(SEAL)

(SEAL)

Before me:

Notary Public for Oregon

My commission expires:

Notary Public for Oregon

My commission expires: 4-8-79

Interstate Investment Co.

GRANTOR'S NAME AND ADDRESS

Carl Wilson et ux

GRANTEE'S NAME AND ADDRESS

After recording return to:

Interstate Investment Co.

P.O. Box 497

Stayton, Or 97383 jat

NAME, ADDRESS, ZIP

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

Viola Hawkins

521 N. Alameda

Klamath Falls, Or 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 27th day of May, 1975, at 11:10 o'clock A.M., and recorded in book M. 75 on page 5772 or as file/reel number 1044.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By Hazel May Deputy

FEE \$ 2.00