

KNOW ALL MEN BY THESE PRESENTS, That BETTY J. SHUCK

for the consideration hereinafter stated to the grantor paid by HARLEY D. STILES and DORIS I. STILES, hereinafter called the grantor, 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: A portion of Tract 22, Homedale, more particularly described as follows: Beginning at the Southeast corner of Tract 22; thence Northerly along the East line of Tract 22, a distance of 139.20 feet to the true point of beginning of this parcel; thence North along the East line of Tract 22 a distance of 100 feet; thence West along the South line of property described in Deed Volume 320 at page 586, Deed Records of Klamath County, Oregon, a distance of 93.38 feet; thence South parallel with the East line of Tract 22 a distance of 100 feet; thence East parallel to the North line of Tract 22 a distance of 93.38 feet to the true point of beginning.

(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 reservations, restrictions, rights of way and easements of record and those apparent on the land; and subject to the restrictions listed on the reverse hereof; 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 \$27,500.00. 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, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 12th day of November, 1975; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

Betty J. Shuck

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Klamath, November 12, 1975. Personally appeared the above named BETTY J. SHUCK and acknowledged the foregoing instrument to be her voluntary act and deed.

STATE OF OREGON, County of ss. Personally appeared 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: 8-2-78

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

NOTE—The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.

WARRANTY DEED

Betty J. Shuck

TO

HARLEY D. STILES

DORIS I. STILES

AFTER RECORDING RETURN TO

Harley D. & Doris Stiles 2036 Orchard Street Klamath Falls, OR 97601

(DON'T USE THIS SPACE, RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON

County of

I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book on page or as filing fee number, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Title

By Deputy

SEND TAX STATEMENTS TO: FIRST FEDERAL SAVINGS & LOAN ASSN., 538 Main Street, Klamath Falls, OR

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Rights of the public in and to any portion of the described property lying within the limits of the streets and roads;

Subject to reservations, statutory powers and assessments of South Suburban Sanitary District;

Subject to reservations, statutory powers and assessments of Enterprise Irrigation District;

Reservations contained in instrument recorded March 15, 1945, in Volume 174, page 211, Deed Records of Klamath County, Oregon, to-wit: "The right to enter upon and construct irrigation ditches and divert irrigation water through lands hereinbefore described is hereby reserved, also the right to construct and maintain ditches and pipes for domestic water;

Mortgage, including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein:

Dated: June 16, 1975

Recorded: June 16, 1972, in Volume M72, page 6548, Microfilm Records of Klamath County, Oregon

Amount: \$19,000

Mortgator: Richard S. Shuck and Betty J. Shuck, husband and wife,

Mortgagee: First Federal Savings and Loan Association of Klamath Falls.

Which said mortgage Grantees agree to assume and pay in accordance with the terms and provisions thereof.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title
this 12 day of Nov A. D., 19 75 at 4:14 o'clock P M., and duly recorded in
Vol. M.75, of deeds on Page 14216

6.00

By Wm. D. Milne County Clerk Deputy