

WARRANTY DEED

14982

7681 38-9999
 KNOW ALL MEN BY THESE PRESENTS, That Michael C. Mahan and
 Laura M. Mahan, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by David L.
 Stone

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:

The Westerly 100 feet of Lot 6 in Block 50, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon.
 Subject, however, to the following:
 1. Reservations and restrictions as shown in deed from the Klamath Development Co., a corporation to Kate Ashley, dated December 10, 1912 and recorded September 27, 1931 in Deed Book 41 at page 25.
 2. Perpetual right and easement to use the Northwesterly 5 feet of said property for driveway purposes etc., by agreement between George A. Myers, et ux., and J. M. Wauchope, et ux., dated December 6, 1941, and recorded December 10, 1941 in Book 143 at page 187, Deed Records.

(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 Except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed,

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 \$25,900.00
 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 25 day of November, 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.

(If executed by a corporation, affix corporate seal)

Michael C. Mahan
 Michael C. Mahan

Laura M. Mahan
 Laura M. Mahan

STATE OF OREGON,
 County of Klamath } ss.
 November 25, 1975

STATE OF OREGON, County of _____) ss.
 November 19, _____

Personally appeared _____ and _____

Personally appeared the above named Michael C. Mahan and Laura M. Mahan 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 _____

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

Before me:
 (OFFICIAL SEAL)
 Notary Public for Oregon
 My commission expires: 2-3-79

Notary Public for Oregon
 My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 28th day of NOVEMBER, 1975, at 11:18 o'clock A.M., and recorded in book M 75 on page 14982 or as file/reel number 7684, Record of Deeds of said county.

Witness my hand and seal of County affixed.

M. D. MILNE
 Recording Officer
 By Hazel K. Milne Deputy

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

3111 1st St. N.E.
 P.O. Box 1126
 Grand Rapids, MI 49501

NAME, ADDRESS, ZIP

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

1111 1st St. N.E.
 P.O. Box 1126
 Grand Rapids, MI 49501

NAME, ADDRESS, ZIP

Together with the rents, issue upon Beneficiary TO HAVE AND USE FOR THE of \$25,000.00 20 not so