

8478

15581

KNOW ALL MEN BY THESE PRESENTS, That Frances M. Lee and Thelma Lee,
husband and wife
for the consideration hereinafter stated to the grantor paid by William P. King

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:
A tract of land more particularly described as follows:

Beginning at a point which lies N. 1°14' W. a distance of 495.8 feet and S. 89°26' W. a distance of 330.0 feet from the iron pin which marks the section corner common to sections 2, 3, 10, and 11, Tp 39 S. R. 9 E. W. M., and running thence: continuing S. 89°26' W. a distance of 100 feet to an iron pin; thence N. 1°14' W. a distance of 144.5 feet to an iron pin; thence N. 89°26' E. a distance of 100 feet to an iron pin; thence S. 1°14' E. a distance of 144.5 feet, more or less, to the point of beginning, said tract containing 0.33 acres, more or less in the NW 1/4 SE 1/4 of Section 3, Tp. 39 S. R. 9 E. W. M. in Klamath County, Oregon.

(continued on reverse side)

(If space insufficient, continue description on reverse side)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are 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 \$ 7,500.00

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 @, 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 12th day of December, 1975; if a corporate grantor, it has caused its name to be signed and affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation,
affix corporate seal)

Francis M. Lee
Thelma L. Lee

STATE OF OREGON, California }
County of Los Angeles } ss.
December 12, 1975

Personally appeared the above named
Francis M. Lee &
Thelma L. Lee **
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
Mary A. Brown
Notary Public for Oregon
My commission expires May 6, 1978

STATE OF OREGON, County of } ss.
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)

Frances M. Lee and Thelma Lee
P. O. Box 101
Langley, Oklahoma 74350

GRANTOR'S NAME AND ADDRESS
William P. King
5832 Estate Drive
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS
After recording return to:
William P. King
5832 Estate Drive
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
William P. King
5832 Estate Drive
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, }

County of }

I certify that the within instrument was received for record on the
day of _____, 1975,

at _____ o'clock _____ M., and recorded
in book _____ on page _____ or as
file/reel number _____,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

By _____ Recording Officer
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

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75 DEC 13 PM 4 01

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Subject, however, to an easement for ditches and/or pipe lines to convey water for irrigation and domestic use for the benefit of adjoining property owners. Also for drain ditch across the south end of said lot.

DATE OF CONVEYANCE
For recd XXXXXXXXXX
the 19th day of DECEMBER 75 4:01 P
Duly recorded in Vol. M 75 DEEDS 15984
FEE \$ 6.00

By *Harold Drayl*
V. D. MEYER, County Clerk