

KNOW ALL MEN BY THESE PRESENTS, That ALLEN CARTER and MARGUERITE J. CARTER, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LOST RIVER INVESTMENTS, INC.,

hereinafter called 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:

A piece or parcel of Tracts 52 and 53 of the MERRILL TRACTS, the plat whereof is on file and of record in the office of the County Clerk of Klamath County, Oregon, located in the City of Merrill, Oregon and more particularly described as follows:

Beginning at a point in the Northerly boundary of said Tract 52, which is also the Southerly line of Front Street in the said City of Merrill, Oregon, said point being 28.5 feet distant Westerly along the said Northerly boundary of the said Tract 52, from the Northeasterly corner of the said Tract 52; thence Southerly and parallel with the Easterly boundary of the said Tract 52, 125.0 feet; thence Easterly and parallel with the Northerly boundaries of the said Tracts 52 and 53 and which is also the Southerly line of Front Street, 44.5 feet; thence Northerly and parallel with the said Easterly boundary of the said Tract 52 (which is

(CONTINUED ON REVERSE)

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 those of record

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 \$ 6,900.00

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 14th day of January, 1976; 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)

Allen Carter
Marguerite J. Carter

STATE OF OREGON,
County of Klamath
January 1976

STATE OF OREGON, County of) ss.

Personally appeared _____ and _____, 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: _____
Notary Public for Oregon
My commission expires: _____

Allen Carter & Marguerite J. Carter
P. O. Box 426
Merrill, Oregon 97633

GRANTOR'S NAME AND ADDRESS
LOST RIVER INVESTMENTS, INC.
P. O. Box 426
Merrill, Oregon 97633

GRANTEE'S NAME AND ADDRESS
LOST RIVER INVESTMENTS, INC.
P. O. Box 426
Merrill, Oregon 97633
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
LOST RIVER INVESTMENTS, INC.
P. O. Box 426
Merrill, Oregon 97633
NAME, ADDRESS, ZIP

STATE OF OREGON,
County of _____ ss.
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 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

76 JUN 15 PM 12 33

grant
and
change
if a cor
order of

STATE O
County

Person
Carter
Carter,
ment to be

(OFFICIAL
SEAL)
PUBLIC

Allen, Ca
P. O. Box
Merrill,

LOST RIVER
P. O. Box
Merrill, O

After recording return to
LOST RIVER
P. O. Box
Merrill, Ore

Until a change is requested
LOST RIVER
P. O. Box
Merrill, Ore

LOST RIVER
P. O. Box
Merrill, Ore

also the Westerly boundary of the said Tract 53) 125.0 feet, more or less, to a point in the Northerly boundary of said Tract 53 (which is also the Southerly line of Front Street) thence Westerly along the said Northerly boundaries of the said Tracts 53 and 52, 44.5 feet, more or less, to the point of beginning; SUBJECT to all the exceptions shown in preliminary report for Title Insurance from Transamerica Title Insurance Co., dated April 23, 1970, order 70-456, which report buyer has examined, and accept title to the property as shown by the report.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~XXXXXX~~

this 16th day of JANUARY A. D. 1976 at 12:33 o'clock PM, and
duly recorded in Vol. M 76, of DEEDS on Page 805.

FEE \$ 6.00

Wm D. MILNE, County Clerk

Hayden