

KNOW ALL MEN  
CLAIRE, husband and  
hereinafter called the grantor,  
and PATRICIA M. HOPSON, 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

Lot 6 in Block 10  
on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Regulations of South Suburban Sanitary District. Utility easement as shown on dedicated plat. Restrictions and easements contained in plat dedication. An easement created by instrument, dated March 11, 1940, recorded April 5, 1940 in Book 128 at page 267, Deed Records of Klamath County. An easement created by instrument dated June 5, 1967, recorded June 5, 1967 in Book M67 at page 4178, Microfilm Records of Klamath County. Easements as described in Deed Book 285 at page 257. Trust Deed in favor of First Federal Savings and Loan Association of Klamath Falls, Oregon, dated September 13, 1972, recorded September 19, 1972 in Volume M72 at page 10605, which the grantees herein agree to assume and pay according to the terms contained therein.

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 set forth above,

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 \$ 39,000.00  
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 16th 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)

STATE OF OREGON,  
County of

Personally appeared the above named Joseph Merrill Claire and Margaret Ann Claire

meant to be

(OFFICIAL SEAL)

Jose

Ron

After recording return to:

Ron

Until

KNOW ALL MEN BY THESE PRESENTS, That JOSEPH MERRILL CLAIRE and MARGARET ANN CLAIRE, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RONNIE T. HOPSON and PATRICIA M. HOPSON, husband and wife, 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:

Lot 6 in Block 10, THIRD ADDITION TO MOYINA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Regulations of South Suburban Sanitary District. Utility easement as shown on dedicated plat. Restrictions and easements contained in plat dedication. An easement created by instrument, dated March 11, 1940, recorded April 5, 1940 in Book 128 at page 267, Deed Records of Klamath County. An easement created by instrument dated June 5, 1967, recorded June 5, 1967 in Book M67 at page 4178, Microfilm Records of Klamath County. Easements as described in Deed Book 285 at page 257. Trust Deed in favor of First Federal Savings and Loan Association of Klamath Falls, Oregon, dated September 13, 1972, recorded September 19, 1972 in Volume M72 at page 10605, which the grantees herein agree to assume and pay according to the terms contained therein.

(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 set forth above,

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 \$ 39,000.00

(If executed by a corporation, affix corporate seal)  
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 16th 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.

STATE OF OREGON,  
County of Klamath  
Personally appeared the above named Joseph Merrill Claire and Margaret Ann Claire

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,  
County of Klamath  
Personally appeared the above named Joseph Merrill Claire and Margaret Ann Claire

Personally appeared the above named Joseph Merrill Claire and Margaret Ann Claire  
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me, Notary Public for Oregon  
My commission expires: 2/19/76

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

Joseph Merrill & Margaret Ann Claire

GRANTOR'S NAME AND ADDRESS

Ronnie T. & Patricia M. Hopson

GRANTEE'S NAME AND ADDRESS

Ronnie T. & Patricia M. Hopson  
1214 Tamera Drive  
Klamath Falls, Oregon

NAME, ADDRESS, ZIP

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

First Federal Savings & Loan  
2943 S. Sixth Street  
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the

19th day of JANUARY, 1976

at 10:15 o'clock A.M., and recorded

in book M 76 on page 848 or as

file/reel number 9328

Record of Deeds of said county.

Witness my hand and seal of County affixed.

W. D. MILNE  
Recording Officer

By Deputy

FEE \$ 3.00