

KNOW ALL MEN BY THESE PRESENTS, That
 GEORGE M. UTLEY and JOYCE I. UTLEY, husband and wife
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 KENNETH D. STEPP and MILDRED L. STEPP, 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 ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Beginning at a point in the Southerly line of Laverne Avenue, 240 feet West of
 the intersection of said line with the Westerly right of way line of the Great
 Northern Railway; running thence Westerly along the Southerly line of Laverne
 Avenue, 60 feet; thence Southerly at right angles to Laverne Avenue, 200 feet;
 thence Easterly parallel with Laverne Avenue, 60 feet; thence Northerly 200
 feet to the place of beginning. Being a portion of Tract No. 9, ALTAMONT
 RANCH TRACTS, according to the official plat thereof on file in the office of
 the County Clerk of Klamath County, Oregon.

(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:
 Statutory powers, including the power of assessment, of South Suburban Sanitary District
 and Klamath Irrigation District.....

...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 \$17,000.00

~~THE GRANTOR HEREBY COVENANTS TO AND WITH THE GRANTEE AND GRANTEE'S HEIRS, SUCCESSORS AND ASSIGNS, THAT~~

~~THE GRANTOR IS LAWFULLY SEIZED IN FEE SIMPLE OF THE ABOVE GRANTED PREMISES, FREE FROM ALL ENCUMBRANCES EXCEPT:~~

~~STATUTORY POWERS, INCLUDING THE POWER OF ASSESSMENT, OF SOUTH SUBURBAN SANITARY DISTRICT~~

~~AND KLAMATH IRRIGATION DISTRICT.....~~

~~AND THAT~~

~~THE 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 \$17,000.00~~

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STATE OF OREGON,
 County of Klamath } ss.
 January 21, 1976

Personally appeared the above named
 George M. Utley and Joyce I. Utley

and acknowledged the foregoing instru-
 ment to be their voluntary act and deed.

Before me: Paula McElm
 (OFFICIAL SEAL)
 Notary Public for Oregon
 My commission expires: 3/25/77

UTLEY, George M. and Joyce I.

GRANTOR'S NAME AND ADDRESS

STEPP, Kenneth D. and Mildred L.

GRANTEE'S NAME AND ADDRESS

After recording return to:
 Kenneth D. and Mildred L. Stepp
 2938 LaVerne
 Klamath Falls, Oregon 97601
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
 State of Oregon D.V.A.
 1225 Ferry St. S.E.
 Salem, Oregon 97310
 NAME, ADDRESS, ZIP

STATE OF OREGON, County of Klamath } ss.

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 the
 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: _____

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
 ment was received for record on the
 21st day of JANUARY, 1976,
 at 10:02 o'clock A.M., and recorded
 in book M76 on page 955 or as
 file/reel number 9405

Record of Deeds of said county.
 Witness my hand and seal of
 County affixed.

WM. D. MILNE
 Recording Officer
 By _____ Deputy

FEE \$ 3.00