

KNOW ALL MEN BY THESE PRESENTS, That
JUDITH ANNE SIMPSON, husband and wife,
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CHARLES A. FISHER
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:

Lot 39, Block 1, FIRST ADDITION TO KELENE GARDENS, 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. Regulations of Klamath
Irrigation District. Building set back line 20 feet from street as shown on dedicated
plat. Public utilities easement along rear 8 feet and easement along Southerly line
for utility and irrigation ditch as shown on dedicated plat. Reservations as contained
in plat dedication. Trust Deed in favor of Ward Cook, Inc., an Oregon corporation,
dated November 17, 1969, recorded December 1, 1969 in Volume M69, page 9992, Microfilm
Records of Klamath County, which the grantee herein agrees 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,

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 \$ 26,500.00
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 28th 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, } ss.
County of Klamath
January 26, 1976

Personally appeared the above named Jerry
Gail Simpson and Judith Anne
Simpson

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

(OFFICIAL
SEAL)

Notary Public for Oregon
My commission expires: 8-12-77

STATE OF OREGON, County of Klamath } ss.
Personally appeared _____, 19____, 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 _____

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 be-
half of said corporation by authority of its board of directors; and each of
them acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon
My commission expires:

Jerry Gail & Judith Anne Simpson

GRANTOR'S NAME AND ADDRESS
Charles A. Fisher

GRANTEE'S NAME AND ADDRESS
After recording return to:
Charles A. Fisher
403 Main Street
Klamath Falls, Oregon
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Ward Cook, Inc.
520 S. W. Stark Street
Portland, Oregon 97204
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.
County of Klamath
I certify that the within instru-
ment was received for record on the
30th day of JANUARY, 1976,
at 1:11 o'clock P.M., and recorded
in book N 76 on page 1446 or as
file/reel number 9730,
Record of Deeds of said county.
Witness my hand and seal of
County affixed.

W. D. MILNE
Recording Officer
By Hazel Drayal Deputy
FEE \$ 3.00