

This Indenture Witnesseth, THAT H. DEAN MASON and LEONARD E. McLAUGHLIN, a partnership,

hereinafter known as grantor for the consideration hereinafter recited, has bargained and sold, and by these presents do es grant, bargain, sell and convey unto WILLIAM GANONG, JR., and FRANK F. GANONG, as Trustees of William Ganong Testamentary Trust B, their successors

and assigns, the following described premises, situated in Klamath County, Oregon, to-wit: Beginning at an iron pin on the Southeasterly right of way line of the Ashland-Klamath Falls Highway, which iron pin is 30 feet at right angles Southeasterly from the center of said highway, that lies S. 89°22' East along the section line a distance of 1321.4 feet and S. 0°40' E. along the 40 line, which is also the West line of Westover Terraces, a distance of 626.5 feet and North 89°22' West a distance of 106.2 feet and South 38°40' West along the southeasterly right of way line of said highway a distance of 300 feet to the Westerly corner of property conveyed by William Ganong and Mildred Ganong, his wife, to Emery Hebert, Wilfred Hebert and Delina Hebert by deed recorded in Vol. 147 at page 215 of Klamath County Deed Records; thence continuing South 38°40' West along the Southeasterly line of said highway a distance of 682.6 feet to an iron pin, which pin is at the most northerly corner of property conveyed to E. W. Melesh by deed recorded in Vol. 194 at page 307 of Klamath County Deed Records; thence at right angles South 51°19' East along the northeasterly line of property conveyed to Melesh, VanHoosen and Patricia V. McBee, Jimmie A. Warner and Dean C. Mason, a distance of 930 feet, more or less, to the 40 line, which is also the West line of Westover Terraces; thence N. 0°40' West along said 40 line a distance of 875 feet, more or less, to an iron pin which is the most southerly corner of the property conveyed to Heberts by the above described deed; thence North 51°19' West along the southeasterly line of said property conveyed to Heberts a distance of 383.5 feet, more or less, to the true point of beginning. SUBJECT TO easement for road purposes 60 feet in width over the Southwesterly 60 feet of said property. ALSO SUBJECT TO real property taxes which grantees assume and expressly agree to pay.

The true and actual consideration for this transfer is \$ 14,000.00 being

The foregoing recitation of consideration is true as I verily believe.
TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees their successors and assigns forever. And the said grantor does hereby covenant to and with the said grantees, their successors and assigns, that it is the owner in fee simple of said premises; that they are free from all incumbrances, except as above set forth, and that it will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, grantee has hereunto set its hand and seal
this 15th day of December 19 75
H. DEAN MASON and LEONARD E. McLAUGHLIN, a partnership
(SEAL) By H. Dean Mason
(SEAL) By Leonard E. McLaughlin

STATE OF OREGON, County of Klamath ss. December 31, 19 75.
Personally appeared the above named H. DEAN MASON, who acknowledged himself to be a member of H. DEAN MASON and LEONARD E. McLAUGHLIN, a partnership, and that he as such partner being authorized, and did hereby acknowledge the foregoing instrument to be his act and deed, so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership himself as copartner.

Before me:

From Office of
GANONG, & SISEMORE
First Federal Building
Klamath Falls, Oregon

Notary Public for Oregon.
My commission expires 10/17/77

STATE OF WASHINGTON) ss
County of Pierce

On this 31 day of December, 1975, before me, the undersigned, a Notary Public in and for said county and state, personally appeared LEONARD G. McLAUGHLIN, who acknowledged himself to be a member of H. DEAN MASON and LEONARD E. McLAUGHLIN, a partnership, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership himself as copartner.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

(SEAL)

My Commission expires:

Notary Public for Washington

April 16, 1979

2099

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY FUEL CO.
his 17th day of FEBRUARY A. D. 1976 at 7 o'clock A. M.
July recorded in Vol. N 76 of DEEDS on Page 2098

FEE \$ 6.00

W. D. MILNE, County Clerk

By Hazel Craig

Tax statement
Frank Haney
323 Main
city