

KNOW ALL MEN BY THESE PRESENTS, That STELLA R. ARNESEN, formerly Stella R. DeBel and PHILIP ARNESEN, wife and husband hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by L. F. NICHOLS and COLLEEN M. NICHOLS, 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:

Beginning at the Southwest corner of Section 35, Township 39 South, Range 12 East of the Willamette Meridian; thence running North 208.7 feet; thence East 208.7 feet; thence South 208.7 feet; thence due West 208.7 feet to the place of beginning.

Subject to: Any lien or encumbrance made or permitted to be made by grantees herein subsequent to September 21, 1967

(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

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 \$ 19,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the 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 17th day of March, 19 76; 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 KLAMATH) ss.

STATE OF OREGON,)
County of Marion) ss.
March 17, 19 76

Personally appeared the above named
Stella R. DeBell Arnesen and
Philip Arnesen
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
James R. Roney
Notary Public for Oregon
My commission expires: 1-18-77

Notary Public for Oregon
My commission expires:

STATE OF OREGON,)
County of KLAMATH) ss.

I certify that the within instrument was received for record on the 17th day of MARCH, 19 76, at 11:06 o'clock A.M., and recorded in book M. 76 on page 3805 or as file/reel number 11445, Record of Deeds of said county.

Witness my hand and seal of County affixed.

W. D. FILME
Recording Officer
By Handwritten Signature Deputy

FEE \$ 3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

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

Same
NAME, ADDRESS, ZIP

76 MAR 18 1976 PH 2 37
76 MAR 18 1976 PH 2 38