

14010

KNOW ALL MEN BY THESE PRESENTS, That
GENEVA I. HENDERSON, husband and wife,

MELVIN H. HENDERSON and

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ALAN ERICK
HENDERSON, 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:

The SE1/4NW1/4 and Lots 7 and 8 of Section 23, Township 41 South, Range 12 East, W.M., EXCEPT and reserving that portion heretofore sold and conveyed to the United States for right of way purposes. Also, excepting portion thereof lying within existing roadways; SUBJECT TO (1) easements and rights of way of record or apparent on the land; (2) all contracts and agreements with U.S.A. and Klamath Irrigation District relative to irrigation or drainage; (3) deed recorded in Volume 21, Page 511, Records of Klamath County, Oregon; and (4) mortgage, including the terms and provisions thereof, executed by Melvin H. Henderson and Geneva I. Henderson, husband and wife, to The Federal Land Bank of Spokane, a corporation, dated July 27, 1959, recorded July 30, 1959, on page 591 of Vol. 191 of Mortgages, records of Klamath County, Oregon, to secure the payment of \$9,100.00.

(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 \$24,400.00. However, this deed, in whole or in part, shall be void if the consideration is not paid in full. The whole of the consideration (if any) shall be paid in full at the time of the recording of this deed.

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 5th day of February, 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 Klamath
February 5, 1976.

STATE OF OREGON, County of _____, ss.
_____, 19____.

Personally appeared _____, and

each for himself and not one for the other, did say that the former is the _____ who, being duly sworn,
_____ president and that the latter is the
_____ secretary of _____

Personally appeared the above named Melvin
H. Henderson and Geneva I.
Henderson, husband and wife,

and acknowledged the foregoing instrument to be their voluntary act and deed.

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 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
(OFFICIAL
SEAL)
PUBLIC

Before me:

Notary Public for Oregon

My commission expires 4-20-78

Notary Public for Oregon
My commission expires:

Melvin H. Henderson & Geneva I. Henderson
Star Route, Box 2
Malin, Oregon 97632

GRANTOR'S NAME AND ADDRESS

Alan Erick Henderson
Star Route, Box 2
Malin, Oregon 97632

GRANTEE'S NAME AND ADDRESS

After recording return to:

Wickson & Erickson
P. O. Box 446
Merrill, Oregon 97633

NAME, ADDRESS, ZIP

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

Alan Erick Henderson
Star Route, Box 2
Malin, Oregon 97632

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 20th day of MAY, 1976, at 10:18 o'clock A.M., and recorded in book M.76 on page 7499 or as file/reel number 14010.

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

WM. D. MILNE

Recording Officer

By Hazel Hazel Deputy

FEE \$ 3.00