

MTC #612-2131

vol 76 page

12862

KNOW ALL MEN BY THESE PRESENTS, That PAUL KANNA

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by BOBBY B. BASSETT and PATRICIA A. BASSETT, 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:

See Attached Exhibit "A" for Legal Description....

SUBJECT TO:

1. Taxes for the fiscal year 1976-'77, a lien not yet due and payable.
2. Rules, regulations and statutory powers of South Suburban Sanitary District and Enterprise Irrigation District.
3. Rights of the public in and to any portion of the herein described property lying within the limits of streets and roads.
4. Trust Deed, including the terms and provisions thereof, recorded August 24, 1973 in Book M73 at page 11458, Microfilm Records of Klamath County, Oregon, in favor of Amfac Mortgage Corporation, an Oregon corporation, which Trust Deed the Grantees herein agree 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 \$ 16,300.00

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 10 day of August, 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)

Paul Kanna

STATE OF OREGON,
County of Klamath
August 12, 1976

STATE OF OREGON, County of) ss.
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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

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

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 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: 3-21-77

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires:

STATE OF OREGON,

County of) ss.

I certify that the within instrument was received for record on the day of 19

at o'clock M., and recorded in book on page or as file/reel number.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

By Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mrs. & Mr. Bobby B. Bassett
344 1/2 1st. yard
Klamath Falls, Oregon 97601

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

Amfac Mfg. Corp.
P.O. Box 11420
Portland, Oregon 97207

NAME, ADDRESS, ZIP

12663

DESCRIPTION

All that portion of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon being a portion of Lot 1, Kielsmeier Acre Tracts, more particularly described as follows:

Beginning 30 feet South and 20 feet East of the center of said Section 2; thence East along the South line of the Lakeview Highway, 162 $\frac{1}{2}$ feet; thence South and at right angles to said Highway line 920 feet; this said last mentioned point being the point of beginning; thence continuing South 70 feet to a point; thence running Westerly and parallel to said Highway line, 162 $\frac{1}{2}$ feet to a point; thence running Northerly and at right angles to said Highway line 70 feet to a point; thence running Easterly and parallel to said Highway line, 162 $\frac{1}{2}$ feet to the said point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of MOUNTAIN TITLE CO

this 16th day of AUGUST A. D. 1976 at 3:22 o'clock PM and
duly recorded in Vol. M 76 of DEEDS on P. 12662

FEE \$ 6.00

Wm D. MILNE County Clerk

By Hazel Brazil