

KNOW ALL MEN BY THESE PRESENTS, That Marion Aileen Williams Gruver

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Stephen Delbert Morgan and Valerie Jean Morgan, 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:

The E $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 32, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon EXCEPTING the North 100 feet of the said E $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ Section 32, T37S, R11E.W.M.

Grantor hereby expressly reserves to herself, her heirs, executors, administrators, personal representatives, and assigns, the right to cross the parcel hereby conveyed, by the lanes, roads and bridges now established on the above described property and at such other points as may be agreed upon by the parties to this deed, their heirs, successors, or assigns for the purpose of providing ingress to and egress from the N $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ and the W $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$, Sec. 32, T37S, R11E.W.M. The easement hereby reserved shall be non-exclusive, perpetual and shall be appurtenant to and for the benefit of the N $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ and the W $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ Sec. 32, T37S, R11E.W.M. SUBJECT to easements and restrictions of record.

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 \$ Gift Devise.

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 12th day of October, 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
OCTOBER 12, 1976

Personally appeared the above named
MARION AILEEN WILLIAMS GRUVER

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

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires: 4/30/80

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

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.

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

STEPHEN MORGAN
AT 1 BOX 730
BONANZA, OR. 97623
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.

County of KLAMATH

I certify that the within instrument was received for record on the 12th day of OCTOBER, 1976, at 3:44 o'clock P.M., and recorded in book M. 76 on page 16097 or as file/reel number 20183.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By [Signature] Deputy

FEE \$ 3.00