

KNOW ALL MEN BY THESE PRESENTS, That.....FRANKLIN J. ROYCE and
JULIA M. ROYCE, husband and wife,
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ORVILLE F.
HERMAN and RUTH L. HERMAN, 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 ap-
pertaining, situated in the County of Klamath..... and State of Oregon, described as follows, to-wit:
The East 35 feet of Lot 22 and the West 30 feet of Lot 23 in Block 302
of DARROW ADDITION to the City of Klamath Falls, according to the official
plat hereof on file in the office of the County Clerk of Klamath County.
SUBJECT TO: 1. Reservations and restrictions, including the terms and
provisions thereof, in Deed from Klamath Corporation to F. N. Frakes,
dated 11/9/11, recorded 11/14/11, in Deed Volume 35 page 237 deed records
of Klamath County, Oregon; 2. Reservations, restrictions, in Deed dated
1/31/44, in Deed Volume 189, page 93, records of Klamath County, Oregon,
as follows: "...except that grantees agree that they will not build
more than one dwelling house costing less than \$4,000.00 on said lot."
3. Reservations, restrictions, rights-of-way and easements of record
and those apparent on the land.

(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 hereinabove set forth,

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 \$ 24,500.00.....
However, the actual consideration consists of or includes other property or value given or promised which is
the whole 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 8th 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)

Franklin J. Royce
Julia M. Royce

STATE OF OREGON,
County of Klamath } ss.
October 8, 1976

Personally appeared the above named
Franklin J. Royce and Julia
M. Royce, husband and wife,
and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 3-8-78

STATE OF OREGON, County of.....) ss.
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....., 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 be-
half 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:

Franklin J. Royce & Julia M. Royce
4735 S.E. Washington Place
Milwaukee, Oregon
GRANTOR'S NAME AND ADDRESS

Orville F. Herman & Ruth L. Herman
2505 Eberlein
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. and Mrs. Orville F. Herman
2505 Eberlein
Klamath Falls, Oregon 97601 main

NAME, ADDRESS, ZIP

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

FFS+L
main

NAME, ADDRESS, ZIP

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instru-
ment was received for record on the
14th day of OCTOBER, 1976,
at 1:43 o'clock P.M., and recorded
in book M. 76 on page 16265 or as
file/reel number 20302.

SPACE RESERVED
FOR
RECORDER'S USE

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