

KNOW ALL MEN BY THESE PRESENTS, That GEORGE A. MARTIN AND IVA MAY MARTIN, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GEORGE F. RAUSCHER, SR. AND VICTORIA L. RAUSCHER, 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:

A tract of land situated in Lot 19, in the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon more particularly described as follows:

Beginning at a point which lies South along the Section line a distance of 1980 feet, and East a distance of 1933 feet, and South a distance 720 feet from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10 East of the Willamette Meridian, and running thence South 100 feet; thence East 120 feet; thence North 100 feet; thence West 120 feet, more or less, to the point of beginning.

(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 1976-77 real property taxes now a lien but not yet payable and the rights of the public in and to that portion of the premises herein described lying within the limits of existing roads 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 \$ \$10,100.00. 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 18th 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)

George A. Martin
Iva May Martin

STATE OF OREGON,

County of Klamath
October 27, 19 76

Personally appeared the above named George A. Martin and Iva May Martin, husband and wife,

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

(OFFICIAL SEAL)

Before me:

Carline D. Addington
Notary Public for Oregon

My commission expires: 3-21-77

STATE OF OREGON, County of _____ ss.

Personally appeared _____, 19 _____

_____ 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 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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

George A. Martin, et ux

GRANTOR'S NAME AND ADDRESS

George F. Rauscher, et ux
421 South Astelle Avenue
West Covina, California 91790

GRANTEE'S NAME AND ADDRESS

After recording return to:
George F. Rauscher, Sr.
421 So. Astelle Avenue
West Covina, Cal. 91790

NAME, ADDRESS, ZIP

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

George F. Rauscher
as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of KLAMATH ss.

I certify that the within instrument was received for record on the 3rd day of NOVEMBER, 1976, at 3:12 o'clock P.M., and recorded in book M. 76 on page 17510 or as file/reel number 21143. Record of Deeds of said county. Witness my hand and seal of County affixed.

SPACE RESERVED FOR RECORDER'S USE

WM. D. MILNE
Recording Officer
By *Hazel Thayer* Deputy

FEE \$ 3.00