

21744
KNOW ALL MEN BY THESE PRESENTS, That Wesley H. Muloch

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Wesley H. Muloch and Naomi Muloch, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:
A tract of land in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 10 Township 39 South, Range 11, East of the Willamette Meridian, as follows:
Beginning at the Northeast corner of the said NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 10, thence West 13 rods, thence South 40 feet, thence East 13 rods, thence North 40 feet to the point of beginning.
Subject, however, to the following:
1. Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder.
2. Liens and assessments of Klamath Project and Horsefly Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith.
3. Reservations by J. L. Sparreton, including the terms and provisions thereof, of one half of all oil and gas, by deed recorded in Volume 89 at page 471.
4. A right of way, including the terms and provisions thereof, for electrical transmission as shown by deed from George Hartley et ux, to the Pacific Power & Light Company, a corporation, recorded May 6, 1929, in Book 87 at page 152.
5. Overhang easement, including the terms and provisions thereof granted to the Pacific Power & Light Company, recorded May 5, 1935 in Volume 274 at page 151.
(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed, 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 LOVE AND AFFECTION. 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 17 day of November, 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.

Wesley H. Muloch
Wesley H. Muloch

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, } ss.
County of Klamath
November 17, 1976

Personally appeared the above named
Wesley H. Muloch

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

Notary Public for Oregon
My commission expires 4-16-78

STATE OF OREGON, County of } ss.
November 17, 1976

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 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: _____

Wesley H. Muloch
P. O. Box 246
Bonanza, Oregon 97623

GRANTOR'S NAME AND ADDRESS

Wesley H. Muloch and
Naomi Muloch
P. O. Box 246
Bonanza, Oregon 97623

GRANTEES NAME AND ADDRESS

After recording return to:
P. O. Box 246
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Wesley H. Muloch and Naomi Muloch

P. O. Box 246
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 17th day of NOVEMBER, 1976, at 3:09 o'clock P. M., and recorded in book M. 76 on page 18331 or as file/recd number 21744.
Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By _____ Deputy

FEE \$ 3.00