

KNOW ALL MEN BY THESE PRESENTS, That Klamath River Acres, of Oregon, Ltd., a limited partnership, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ALBERT E. LEPLEY and VERA M. LEPLEY, 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:

Lot 1, Block 31, Fifth Addition, Klamath River Acres, according to the official plat thereof on file in the records of Klamath County, Oregon.

(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 easements and restrictions of record or apparent on the face of the land,

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 \$7,900.00.

~~ON WHICH THE ACTUAL CONSIDERATION PAID FOR THIS TRANSFER IS STATED IN THE OTHER END OF THIS DEED, WHICH BY THE TERMS OF THE CONSIDERATION CONTRACTED TO BE PAID FOR THIS TRANSFER, THE SINGULAR 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 9th day of October, 1975; 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,)
County of Klamath) ss.
October 9, 1975

Personally appeared the above named E. J. SHIPSEY, a general partner of Klamath River Acres,

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

Before me: *[Signature]*
Notary Public for Oregon
My commission expires 7/19/78

[Signature]
Attorney-in-fact for Benjamin Curtis Harris, a general partner of Klamath River Acres of Oregon, Ltd.
STATE OF OREGON, County of) ss.
1975

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: _____
Notary Public for Oregon
My commission expires _____

Klamath River Acres of Oregon, Ltd.
Box 52
Keno, Oregon 97627
GRANTOR'S NAME AND ADDRESS
Albert E. & Vera M. Lepley
7259 Kelvin Avenue, Apt. 108
Canoga Park, Calif. 91304
GRANTEE'S NAME AND ADDRESS
After recording return to:
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
Albert E. Lepley
P.O. Box 415
Keno, Oregon
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,) ss.
County of _____
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/roll number _____, Record of Deeds of said county.
Witness my hand and seal of County affixed:

By _____ Recording Officer
Deputy

ACKNOWLEDGMENT BY ATTORNEY IN FACT

STATE OF OREGON)

) ss

19707

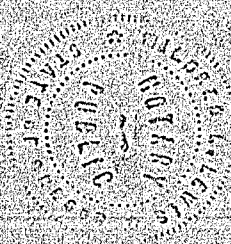
County of Klamath)

On the 9th day of October, 1975, personally appeared E. J. SHIPSEY, who being first duly sworn, did say that he is the attorney-in-fact for BENJAMIN CURTIS HARRIS and that he executed the foregoing instrument by authority of and in behalf of said Principal; and that he acknowledged said instrument to be the act and deed of said Principal.

Before me:

William D. Milne
Notary Public for Oregon

My Commission expires: 7/19/78



STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of MOUNTAIN TITLE CO
this 8th day of DECEMBER A. D. 1976 at 11:15 o'clock AM and
duly recorded in Vol. M76, of DEEDS on Page 19706

FEE \$ 6.00

Wm D. MILNE, County Clerk

By *Hazel Chazal*