

20739

KNOW ALL MEN BY THESE PRESENTS, That Lionel W. Olsen, Carol M. Olsen, Eric D. Olsen and Karen L. Olsen, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Lionel W. Olsen, Carol M. Olsen, Eric D. Olsen, Susan M. Olsen, and Karen L. Olsen 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 8, Block 14, Tract 1042, TWO RIVERS NORTH, according to the official plat thereof on file in the office of the County Clerk, 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 those contained in patent of the United States Government, the State of Oregon, and reservations contained in the dedication of Tract 1042 of record in

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 \$ NONE. 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 30th day of December, 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,

County of Klamath

December 30, 1976

Personally appeared the above named Lionel W. Olsen, Eric D. Olsen and Karen L. Olsen

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

Before me, Notary Public for Oregon, My commission expires: Jan. 28, 1978

Lionel W. Olsen
Carol M. Olsen
Eric D. Olsen
Karen L. Olsen
STATE OF OREGON, County of

Personally appeared, 19

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:

STATE OF OREGON,

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/reel number

Record of Deeds of said county. Witness my hand and seal of County affixed.

Recording Officer

By Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Lionel W. Olsen
608 West Oregon
Klamath Falls, Or. 97601

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

Lionel W. Olsen
608 West Oregon
Klamath Falls, Or. 97601

SPACE RESERVED FOR RECORDER'S USE

Klamath County, Oregon; rights of the Federal Government, the State of Oregon, and the general public in any portion of the above described property lying below the high water line of the Little Deschutes River; and the following further restrictions: (1) Animals will be restricted to household pets. No cows, pigs, chickens, ducks or geese; three horses per lot maximum. (2) Buildings shall be constructed in a lock unlike manner and comply with state and county building codes. (3) Any mobile home used as a permanent residence shall have a retail value of \$6,000 or more when installed. (4) All owners shall be responsible for maintaining their lots free of trash and refuse at all times. (5) No tents shall be used as dwellings on the property. (6) No business shall be conducted on ~~XXXXXX~~ ~~XX~~ the property, except for Lots 1 and 2, Block 7; Lots 1 and 2, Block 12; Lots 11 and 12, Block 6; and Lots 1 and 2, Block 13. (7) Owners shall comply with all sanitary laws and regulations of Klamath County and the State of Oregon; and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above

STATE OF OREGON,

County of KLAMATH

ss.

FORM NO. 23 -- ACKNOWLEDGMENT
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 4th day of January, 1977, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Carol N. Olsen

known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that she executed the same freely and voluntarily.

IN TESTIMONY WHEREOF I have hereunto set my hand and affixed my official seal the day and year last above written.

Allen M. Ford
Notary Public for Oregon.

My Commission expires Jan. 28, 1978

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 4th day of JANUARY A.D., 19 77 at 12:56 o'clock P M., and duly recorded in Vol. 77 of DEEDS on Page 159.

FEE \$ 6.00

WM. D. MILNE, County Clerk

By *Hazel Drazel* Deputy