

KNOW ALL MEN BY THESE PRESENTS, That Bob Howard Rider and Mary Jane Rider, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by John N. Plouffe and Edith I. Plouffe, 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:

The Easterly 50 feet of Lot 19, all of Lot 20 and the Southerly one-half of the vacated alley adjacent to said property on the North, all in Block 12, ST. FRANCIS PARK.

SUBJECT TO: Liens and assessments of South Suburban Sanitary District and Enterprise Irrigation District; reservations and restrictions on the plat and in the dedication of said addition and in Deed Volume 113 at page 569, 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 as set forth above,

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 \$ 23,500.00. 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 24 day of January, 1977; 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)

Bob Howard Rider  
Mary Jane Rider

STATE OF OREGON,

County of Klamath  
January 24, 1977

Personally appeared the above named Bob Howard Rider and Mary Jane Rider

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 2-28-80

STATE OF OREGON, County of ) ss.

January 24, 1977

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:

Before me:

Before me:

Before me:

Before me:

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Before me:

Before me:

Before me:

Bob Howard Rider & Mary Jane  
1615 Peck Drive  
City 97601

GRANTOR'S NAME AND ADDRESS

John N. Plouffe & Edith I.  
3333 Shasta Way Space 28  
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:  
John N. Plouffe  
Same as above

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.  
Department of Veterans' Affairs  
General Services Building  
Salem, Oregon 97310

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 27th day of JANUARY, 1977, at 12:45 o'clock P.M., and recorded in book M. 77 on page 1519 or as file/reel number 24704.

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

WM. D. MILNE

Recording Officer

By Hazel D. Hazel Deputy

FEE \$ 3.00