

This Indenture Witnesseth, THAT DANNY L. NELSON and CYNTHIA L. NELSON, hus-

band and wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto CHESTER JACK and DELORA M. JACK, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 22 of VILLA ST. CLAIR, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to: Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection therewith; Rules, regulations and assessments of South Suburban Sanitary District; Easements and rights of way of record and those apparent on the land, if any; and to a Trust Deed for First Federal Savings & Loan Association of Klamath Falls, beneficiary, recorded June 25, 1976, in Vol. M-76 at page 9608, Microfilm Records of Klamath County, Oregon, which said Trust Deed grantees hereby expressly assume and agree to pay according to the tenor thereof as same becomes payable and the note accompanying it.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 42,950.00  
~~However, the actual consideration includes other property which is part of the consideration.~~  
(Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 1st day of February 19 77

(SEAL) *Danny L. Nelson* (SEAL)  
(SEAL) *Cynthia L. Nelson* (SEAL)

STATE OF OREGON, County of Klamath ) ss. February 4, 1977.  
Personally appeared the above named Danny L. Nelson and Cynthia L. Nelson, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

*Shirley Pinnels*  
Notary Public for Oregon.  
My commission expires 9/23/77

After recording return to:

*Chester Jack*  
*4413 Governor*  
*K. Falls*

Until a change is requested, all tax statements shall be sent to the following name and address:

First Federal Savings & Loan Assn.  
2943 So. Sixth Street  
Klamath Falls, Oregon 97601

From the Office of  
GANONG & SISEMORE  
538 Main Street  
Klamath Falls, Oregon 97601

STATE OF OREGON, }  
County of KLAMATH } ss.

I certify that the within instrument was received for record on the 8th day of FEBRUARY 1977, at 2:36 o'clock P.M., and recorded in book M-77 on page 2311. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

County Clerk-Recorder

By *Hazel Drayle* Deputy

FEE \$ 3.00