

WHEN RECORDED MAIL TO:
25347

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2541

STATE OF OREGON

County of Klamath

I certify that the within instrument was received for record on the 10th day of FEBRUARY, 1977, at 4:44 o'clock P.M., and recorded in book M. 77 on page 2541 or as filing fee number 25347, Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

By *Harold D. Maguire* Deputy

FEE \$ 3.00

Jennie Fay Cochran
P.O. Box 1713
Klamath Falls, Oregon 97601

MAIL TAX STATEMENTS TO:

Jennie Fay Cochran
P.O. Box 1713
Klamath Falls, Oregon 97601

KNOW ALL MEN BY THESE PRESENTS, That ORRIN L. STUEMPGES and SHIRLEY A. STUEMPGES husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JENNIE FAY COCHRAN

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:

Lots 3 and 4 in Block 2 of FIRST ADDITION TO LOMA LINDA HEIGHTS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

SUBJECT TO: 1974-75 taxes, levies and assessments including 198th Improvement docketed December 1, 1966, in the Bond Lien Docket of the City of Klamath Falls on Card No. 16 which purchaser assumes and agrees to pay; declaration of conditions and restrictions recorded in Vol. 355, page 361, Deed Records of Klamath County, Oregon, as amended by instrument recorded in Vol. M-68, page 351 Records of Klamath County, Oregon; reservations and restrictions in the dedication of First Addition to Loma Linda Heights; easements and rights of way of record and apparent thereon.

(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,

grantor will warrant and forever defend the above granted 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 \$9,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) \$2,000.00 cash and \$7,000.00 by agreement.

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 2nd day of May

STATE OF OREGON, County of Klamath

Personally appeared the above named ORRIN L. STUEMPGES and SHIRLEY A. STUEMPGES

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

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

My commission expires Nov. 29, 1977

MAIL TAX STATEMENTS AS DIRECTED ABOVE

GIACOMINI, JONES & ZAMSKY
ATTORNEYS AT LAW
A PROFESSIONAL CORPORATION
835 MAIN STREET
KLAMATH FALLS, OREGON