

KNOW ALL MEN BY THESE PRESENTS, That ROBERT E. ANTON and JUDITH A. ANTON, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CURTIS POTTER and MARY POTTER, 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:

PARCEL 1:

A piece or parcel of land situate in the N $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, being more particularly described as follows: Beginning at a 5/8 inch aluminum capped monument on the South boundary of Denver Avenue from which the monument marking the Northwest corner of Section 11, Township 39 South, Range 9 East of the Willamette Meridian bears South 89° 58' 50" West 546.1 feet and North 0° 13' 30" West 1692.5 feet distant; thence North 89° 58' 50" East along the South boundary of Denver Avenue 134.0 feet to a 5/8 inch aluminum capped monument; thence South 0° 07' East 302.0 feet to a 5/8 inch aluminum capped monument; thence South 89° 56' 20" West 226.7 feet to a point thence North 0° 15' 30" West 212.2 feet to a 5/8 inch aluminum capped monument thence North 89° 58' 50" East 93.45 feet to a 5/8 inch aluminum capped monument; thence North 0° 13' 50" West 90.0 feet to the point of beginning. (continued on reverse.....)

(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

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 \$ 27,350.00

~~However, the actual consideration consist of or include other property or value given or promised which shall be considered and indicated 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 25th day of February, 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)

STATE OF OREGON
County of Lincoln, ss.
2/21, 1977.

Personally appeared the above named Robert E. Anton and Judith A. Anton

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

Before me, Notary Public for Oregon
My commission expires: 4-2-79

STATE OF OREGON, County of _____, ss.
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:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Curtis Potter
4326 Denver
Klamath Falls, Ore.
NAME, ADDRESS, ZIP

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

Equitable Savings
1300 SW 6th Ave
Portland, Ore. 97201
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,

County of _____, ss.

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.

By _____ Recording Officer
Deputy

PARCEL 2:

A piece or parcel of land situate in the N $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, being more particularly described as follows: Beginning at a 5/8 inch aluminum capped monument on the South boundary of Denver Avenue from which the monument marking the Northwest corner of Section 11, Township 39 South, Range 9 East of the Willamette Meridian bears South 89° 58' 50" West 452.6 feet and North 0° 13' 30" West 1692.5 feet distant; (said point being 110.0 feet Easterly from the West line of that tract of land conveyed at Page 622, Volume 298 of Deed Records of Klamath County as surveyed on the ground); thence North 89° 58' 50" East along the South boundary of Denver Avenue 93.5 feet to a 5/8 inch aluminum capped monument thence South 0° 13' 50" East 90.0 feet to a 5/8 inch aluminum capped monument; thence South 89° 58' 50" West 93.45 feet to a 5/8 inch aluminum capped monument; thence North 0° 15' 30" West 90.0 feet to the point of beginning.

SUBJECT TO:

1. Regulations of Klamath Irrigation District.
2. Regulations of South Suburban Sanitary District.
3. Right of the public in and to any portion of the herein described premises lying within the limits of streets, roads and highways.
4. Reservations, restrictions and easements as contained in deed recorded April 30, 1947 in Volume 205, page 449, Deed Records of Klamath County, Oregon.
- ~~5. Trust Deed in favor of Equitable Savings and Loan Association, an Oregon corporation, recorded August 7, 1973 in Volume 473, page 10202, which the grantees herein agree to assume and pay according to the terms contained therein.~~
- ~~6. Mortgage in favor of James W. Swock and Martha J. Swock, husband and wife, recorded August 10, 1973 in Volume 473, page 10654, which the grantees herein agree to assume and pay according to the terms contained therein.~~

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of MOUNTAIN TITLE COthis 22nd day of February A. D. 1977. At 1:59 o'clock P.M. andduly recorded in Vol. M 77, of DEEDS on Page 3089

FEE \$ 8.00

W. D. MILNE, County Clerk

By Hazel Maye