

KNOW ALL MEN BY THESE PRESENTS, That FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF KLAMATH FALLS,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by STANLEY A. FERGUSON and VELMA F. FERGUSON, 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:

Beginning at the Northwest corner of the NE 1/4 of Section 32, Township 39 South, Range 10, E.W.M., Klamath County, Oregon; thence South 14 chains; thence East 9 chains; thence North 14 chains; thence West 9 chains to the place of beginning.

Subject to: Contract and/or lien for irrigation and/or drainage; and easements and rights of way of record and those apparent on the land, if any.

(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 above set forth and any suffered or created by grantees,

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, and any suffered or created by grantees.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 9,457.12.

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 17th 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 _____, ss.

Personally appeared the above named _____, 19____,

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: _____

FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF KLAMATH FALLS

By _____ President

By _____ Secretary

STATE OF OREGON, County of Klamath, ss. February 23, 1977.

Personally appeared Van S. Mollison and James D. Bocchi, 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 First Federal Savings and Loan Association of Klamath Falls,

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: 5-14-80

First Federal Savings & Loan
540 Main Street
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Mr. and Mrs. Stanley A. Ferguson
Rt. 2 Box 679 B
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:
Mr. and Mrs. Stanley A. Ferguson
Rt. 2 Box 679 B
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Stukel Rock & Paving, Inc.
Hill Road
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instrument was received for record on the 23rd day of FEBRUARY, 1977, at 3:38 o'clock P.M., and recorded in book M 77 on page 3204 or as file/reel number 25862.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer
Deputy

FEE \$ 3.00