

KNOW ALL MEN BY THESE PRESENTS, That Carl H. Voges

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Eric W. Ezell and Mary S. Noud, 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:

Lot 7, Block 7, WINCHESTER, TRACT 1025, according to the official plat thereof on file in the County Clerk's office 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 easements or restrictions of record, common to the area or apparent on the face of the land.

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 \$ 26,900.00

the whole of the above described premises. (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 4 day of April, 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 Klamath ) ss.  
April 4, 1977

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_ 19\_\_\_\_

Personally appeared the above named Carl H. Voges, 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:  
*Rich Owens*  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires: 5-14-80

Before me:  
Notary Public for Oregon  
My commission expires:

Carl H. Voges  
4714 Sturdivant  
Klamath Falls, Oregon 97601

Eric W. Ezell and Mary S. Noud

GRANTOR'S NAME AND ADDRESS

After recording return to:

First Federal  
540 Main  
K.F.

NAME, ADDRESS, ZIP

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

Eric W. Ezell  
4714 Sturdivant  
K.F.

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

FEE \$ 3.00

STATE OF OREGON, )  
County of Klamath ) ss.

I certify that the within instrument was received for record on the 5th day of APRIL, 1977, at 4:08 o'clock P.M., and recorded in book M 77 on page 5720 or as file/reel number 27692.

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

WM. D. MILNE

By *Handwritten Signature* Deputy  
Recording Officer