

A027899

KNOW ALL MEN BY THESE PRESENTS, That G. O. ERLANDSON, an estate in fee simple - - -

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DARRELL L. PERKINS and MARY J. PERKINS, 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:

Lot 5 in Block 2 of The Highlands according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

## SUBJECT TO:

Right of way for pole and wire lines given by the State Land Board to Pacific Telephone and Telegraph recorded August 1, 1942, Vol. 149, page 40, Deed Records of Klamath County, Oregon.

Reservations and restrictions contained in deed recorded August 27, 1948, Vol. 224, page 259 as follows: "Reserving to the State of Oregon all the coal, oil, gas and other minerals in said above

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) (continued on reverse)

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 reservations, restrictions, rights of way of record, those apparent on the land and that which is stated above and on the reverse of this document

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 \$9,950.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the 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 8 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.  
H-8, 19 77.

Personally appeared the above named  
G. O. Erlandson

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

(OFFICIAL SEAL)  
Notary Public for Oregon

My commission expires: 8-5-79

STATE OF OREGON, County of ) ss.  
19 77.

Personally appeared \_\_\_\_\_ 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.

Notary Public for Oregon  
My commission expires:

Mr. G. O. Erlandson  
2026 Lawrence  
Klamath Falls, Oregon 97601  
GRANTOR'S NAME AND ADDRESS

Mr. Darrell L. and Mary J. Perkins  
4240 Barry Street  
Klamath Falls, Oregon 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
Mr. Darrell L. Perkins  
4240 Barry Street  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.  
Mr. Darrell L. and Mary J. Perkins  
4240 Barry Street  
Klamath Falls, Oregon 97601  
NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

County of Klamath

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19 77, 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.

WM. D. MILNE

By \_\_\_\_\_ Recording Officer

Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE



(continued from front)

5929

described lands, together with the right to prospect for, mine and remove the same."

Reservations and restrictions contained in the dedication and shown on the plat of The Highlands.

Declaration of Conditions and Restrictions dated June 6, 1973, recorded July 3, 1973, Vol. M73, Page 8466, Deed Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY TITLE CO  
this 8th day of APRIL A. D. 1977 at 2:32 o'clock P.M., and  
duly recorded in Vol. M 87, of DEEDS on Page 5928

FEE \$ 6.00

Wm D. MILNE, County Clerk

By Hazel Drayton