

KNOW ALL MEN BY THESE PRESENTS, That RALPH H. FRANTZ and NENA R. FRANTZ, an estate in fee simple as tenants by the entirety, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GERALD P. VROMAN and MARY VROMAN, 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:

AS DESCRIBED ON THE 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 EXCEPT AS STATED ON THE REVERSE

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 \$9,000.00-----
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 20 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 corporate officer, attach corporate seal)
DENISE ZIEHLKE
NOTARY PUBLIC
Calaveras County, California
My commission expires Oct. 22, 1978

STATE OF CALIFORNIA
County of Calaveras
April 20, 1977

Personally appeared the above named RALPH H. FRANTZ AND NENA R. FRANTZ

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

Before me:
(OFFICIAL SEAL)
Notary Public for California
My commission expires: October 22, 1978

STATE OF OREGON, County of) ss.
Personally appeared)
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

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:

FRANTZ, Ralph H. & Nena R.
P.O. Box 535
Altaville, CA 95221
GRANTOR'S NAME AND ADDRESS
VROMAN, Gerald P. & Mary
P.O. Box 147
Crescent, OR 97733
GRANTEE'S NAME AND ADDRESS
After recording return to:
DESCHUTES COUNTY TITLE CO.
P. O. BOX 323
BEND, OREGON 97701
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
VROMAN, Gerald P. & Mary
c/o State of Oregon, Dept. of Vet. Affairs
1225 Ferry Street SE
Salem, OR 97310
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.
County of)
I certify that the within instrument was received for record on the day of 1977, 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

FORREST E. COOPER
ATTORNEY-AT-LAW

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Dated at

7421

DESCRIPTION OF PROPERTY

All the following described real property situate in Klamath County, Oregon:

Beginning 440 feet West of the Southeast corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 25, Township 24 South, Range 8 East of the Willamette Meridian; thence North parallel with the east line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ 1320 feet, more or less, to the north line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$; thence West along the north line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$, 220 feet; thence South parallel with the east line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$, 1320 feet, more or less, to the south line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$; thence East along the south line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ 220 feet to the point of beginning.

EXCEPT that portion of described property lying within the Odell-Crescent County Roadway.

SUBJECT TO:

1. Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder.
2. Rights of the public in and to any portion of the herein described property lying within the boundaries of the public roads and highways.
3. Easement, including the terms and provisions thereof, contained in Contract between Bennie J. Schultz and Jean Schultz, husband and wife, sellers and S. W. Ware, Jr. and Loraine Ware, husband and wife, buyers, dated August 31, 1962, recorded January 6, 1964 in Volume 14 of Miscellaneous records of Klamath County, Oregon, as document no. 85470.
4. Liens and assessments and any unpaid charges of the Crescent Water and Sewer Association, if any there may be.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of KLAMATH COUNTY TITLE CO

this 2nd day of MAY A. D. 1977 at 9:49 o'clock AM, and

duly recorded in Vol. 177, of DEEDS on Page 7420.

FEE \$ 6.00

W. D. MILNE, County Clerk

Hazel [Signature]

FORREST E. COOPER
ATTORNEY AT LAW

77 MAY 1977

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success
and sta
principal
The
In the
the balance
This no
Dated at
[Signature]