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MTC 3106

TEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

Vol. 77 Page 7718

KNOW ALL MEN BY THESE PRESENTS, That

BARBARA GOOING, husband and wife

ROY E. GOOING and

for the consideration hereinafter stated to the grantor paid by JAMES HENRY MILLER, hereinafter called the grantor, and JUDITH ANN BRICE MILLER, husband and wife

hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The Westerly 67.5 feet of the following described tract:

Beginning at a point which lies North 1°12' West a distance of 331.4 feet along the section line and North 88°57' East a distance of 612 feet from the iron axle which mark the quarter section corner common to Section 10 and 11, Township 39 South, Range 9 E.W.M., and running thence, continuing North 88°57' East a distance of 135 feet to a point; thence North 1°12' West parallel to the section line a distance of 331.4 feet, more or less; to an iron pin on the North line of the S 1/2 of SW 1/4 of NW 1/4 of Section 11; thence South 88°58' West along said North line of the S 1/2 of SW 1/4 of NW 1/4 of Section 11, a distance of 135 feet to an iron pin; thence South 1°12' East a distance of 331.5 feet, more or less, to the point of beginning, being in the S 1/2 of SW 1/4 of NW 1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian.

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(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except County Road across the South 30 feet thereof.

and that grantor will warrant and forever defend the above granted 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 \$14,500.00.

However, the actual consideration consists of or includes other property or value given or promised which is ~~part of the~~ consideration (indicate which).<sup>0</sup>

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 20th day of March, 1973; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

*Roy E. Gooing*  
ROY E. GOOING  
*Barbara Gooing*  
BARBARA GOOING

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }  
County of KLAMATH } ss.  
March 20, 1973.

Personally appeared the above named  
Roy E. Gooing and Barbara Gooing  
and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me:  
*[Signature]*  
Notary Public for Oregon  
My commission expires: 5/21/76

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

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.

Before me:  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

(OFFICIAL SEAL)

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

## WARRANTY DEED

ROY E GOOING and  
BARBARA GOOING

TO

JAMES HENRY MILLER and  
JUDITH ANN BRICE MILLER

AFTER RECORDING RETURN TO

*James Henry Miller*  
*4314 W. 1st*  
*Klamath Falls, Ore.*

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

FEE \$ 6.00

## STATE OF OREGON

County of KLAMATH } ss.  
I certify that the within instrument was received for record on the 4th day of MAY, 1977, at 3:22 o'clock P.M., and recorded in book M77 on page 7718 or as filing fee number 29094, Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK Title  
By *[Signature]* Deputy