

KNOW ALL MEN BY THESE PRESENTS, That LEE D. MILLER and HELEN J. MILLER, husband and wife, as tenants by the entirety,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor, paid by CARRIE F. TAYLOR and WILLIAM MALCOLM TAYLOR, husband and wife, as tenants by the entirety,

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:

Lots 10, 11, 12 and 13, SECOND ADDITION to NIMROD RIVER PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO THE FOLLOWING:

1. Reservations as contained in plat dedication, to wit: "Subject to the following restrictions: A 16 foot easement along and centered on the back and side lot lines of all lots for future public utilities, said easements to provide ingress and egress for construction and maintenance of said utilities; A 20 foot building set back line along the fronts of all lots; Additional restrictions as provided in any recorded protective covenants and reservations of record."
2. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded June 10, 1966 in Volume M66, page 6074, Micro-film Records 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 as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed

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 \$ 7,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which):

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 13th day of October, 1977.

Lee D. Miller

Helen J. Miller

STATE OF OREGON, County of Klamath ) ss. October 13, 1977.  
Personally appeared the above named Lee D. Miller and Helen J. Miller

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

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

My commission expires 8-23-81

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

Lee D. and Helen J. Miller  
3340 Bisbee Street  
Klamath Falls, Oregon 97601  
GRANTOR'S NAME AND ADDRESS

Carrie F. Taylor and William Malcolm Taylor  
Box 500  
Sprague River, Oregon  
GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee

NAME, ADDRESS, ZIP

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

Grantee

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of KIAMATH ) ss.

I certify that the within instrument was received for record on the 14th day of OCTOBER, 1977, at 12:07 o'clock P.M., and recorded in book M 77 on page 19684 or as file/reel number 37352.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By: *Bernard J. Smith* Deputy

FEE \$ 3.00