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MTC 6029

THIS INDENTURE WITNESSETH, that WILLIAM K. GLODOWSKI and MILDRED K. GLODOWSKI, husband and wife, hereinafter known as Grantors, for the consideration hereinafter recited, have bargained and sold, and by these presents do grant, bargain, sell and convey unto H & G INVESTMENTS, a Partnership consisting of Richard D. Harry and Joseph W. Green, its successors and assigns, the following-described premises, situated in Klamath County, Oregon, to-wit:

PARCEL 1: A tract of land situated in the SE¼NW¼ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian. Beginning at a point on the North right of way line of that portion of the Klamath Falls-Lakeview Highway known as South Sixth Street, which is North 0°35' West 40 feet from the Southwest corner of the SE¼NW¼; thence North 88°57' East along the North right of way line of said Highway 35 feet, and the true point of beginning; thence continuing North 88°57' East along said Highway 100 feet; thence North parallel to the West line of the SE¼NW¼, 111.2 feet to the Southeast corner of Deed recorded May 28, 1965, in Volume 362, page 101, Deed Records of Klamath County, Oregon; thence South 88°57' West 100 feet; thence South parallel to the West line of the SE¼NW¼ 111.2 feet to the point of beginning.

PARCEL 2: Beginning at a point which is North 0°35' West, 30.0 feet, and North 88°57' East, 135.0 feet, and North 0°35' West 111.22 feet from the Southwest corner of the Southeast quarter of the Northwest quarter of Section 2, Township 39 South, Range 9 East of the Willamette Meridian; thence continuing North 0°35' West, a distance of 50.0 feet; thence South 88°57' West a distance of 100.0 feet; thence South 0°35' East a distance of 50.0 feet; thence North 88°57' East, a distance of 100.0 feet, more or less, to the point of beginning, being a portion of the West one-half of the West one-half of the Southeast quarter of the Northwest quarter of Section 2, Township 39 South, Range 9 East of the Willamette Meridian.

TOGETHER WITH a non-exclusive easement over the existing alley between Gary Street and Gettle Street; and

RESERVING unto the Grantors an easement for access from the existing alley between Gary Street and Gettle Street across the above-described property to Gettle Street.

Grantee covenants that it will leave a 10-ft. space between the Grantor's building lying to the West of Parcel No. 1 and any building constructed by the Grantee.

SUBJECT TO: Statutory powers, including the power of assessment of South Suburban Sanitary District; Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any; Limited access, including the terms and provisions thereof, to State of Oregon, by and through its State Highway Commission, given in the Final Judgments of Case No. 64-142 Law, dated March 25, 1965; Easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration for this transfer is $59,198.12.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said Grantee, its successors and assigns, forever. And the said Grantors do

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hereby covenant to and with the said Grantee, its successors and assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 1st day of March, 1977.

William K. Glodowski (SEAL)

Mildred K. Glodowski (SEAL)

STATE OF OREGON)
) SS
County of Klamath)

On this 1st day of March, 1977, personally appeared the above-named William K. Glodowski and Mildred K. Glodowski, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

(SEAL)
Notary Public for Oregon
My Commission Expires:

Until a change is requested, all tax statements shall be sent to:
H & G Investments
407 Main Street
Klamath Falls, Oregon 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of Mountain Title Co.
this 13th day of March A. D. 1978 at 10:52 o'clock AM., and
duly recorded in Vol. M78, of Deeds on Page 4678
OREGON, COUN... Wm. D. MILNE, County Clerk
By Bernetha M. Letsch
Fee $6.00

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