FORM No. 633-1—WARRANTY DEED.

1967 SN 48744

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

Vol. M78 Page 10223

KNOW ALL MEN BY THESE PRESENTS, That RALPH HOOPER

to grantor paid by, hereinafter called the grantor, for the consideration hereinafter stated, - - - SHERMAN N. CLARK AND JAMES DALE REESE, - - - - 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 1 in Block 83 KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT PLAT NO. 4, Klamath County, Oregon.

SUBJECT TO:

1. Reservations in deed recorded November 21, 1933, in Deed Volume 102 at page 5.
2. Reservations in deed recorded May 25, 1937, in Deed Volume 103 at page 541.
3. Reservations in deed recorded November 2, 1963, in Deed Volume 260 Lake & Stream Development Corp., an Oregon Corporation, Meadow Lake Development Corp., an Oregon Corporation, Klamath Forest Estates, Unit No. 4 and Gerald Chase, regarding the Mortgage recorded in Deed Volume 223 at page 511, recorded June 8, 1964 in Deed Volume 353 at page 353.
4. Reservations & restrictions as shown on the Plat and in the Dedication to taxes for the fiscal year 1977-78, which are now a lien but not yet payable.

(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 a mortgage at SOUTH VALLEY STATE BANK in the amount of $2,101.50- - Two thousand one hundred one dollars and 50/100- - - - - - 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 $3,000.00 ~~However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).~~

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 16TH day of May, 1978.

Ralph W. Hooper

STATE OF OREGON, County of Klamath) ss.

Personally appeared the above named RALPH HOOPER 5-16- , 19 78 and acknowledged the foregoing instrument to be his voluntary act and deed.

(OFFICIAL SEAL)

Before me: [signature]

Notary Public for Oregon

My commission expires 1-29-81

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.

Ralph Hooper
1901 S. Sixth Street
Kla math Falls, Ore. 97601
GRANTOR'S NAME AND ADDRESS

Sherman N. Clark & James Dale Reese
1901 South Sixth Street
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
Sherman N. Clark & James Dale Reese
1901 South Sixth Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Sherman N. Clark & James Dale Reese
1901 South Sixth Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 16 day of May, 19 78, at 2:55 o'clock P.M., and recorded in book M 78 on page 10223 or as file/reel number , Record of Deeds of said county.

Witness my hand and seal of County affixed.

Fee $3.00

Wm. D. Milne
Recording Officer

By [signature] Deputy