

KNOW ALL MEN BY THESE PRESENTS, That Larry G. Judkins and Connie D. Judkins, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Jerry N. Fraley and Judy M. Fraley, 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:

Lot 1, Block 12, Tract No. 1064, FIRST ADDITION TO GATEWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject, however, to the following:

1. Assessments and charges of the City of Klamath Falls for sewer services.
 2. Easements for sewer line, including the terms and provisions thereof, given by NuPacific Co., a corporation, to City of Klamath Falls, Oregon, dated January 14, 1974, recorded March 20, 1974, in Vol. M74 page 3582, Microfilm records of Klamath County, Oregon.
 3. Reservations and restrictions contained in the dedication of Tract 1064, First Addition to Gatewood, and as shown on the plat.
- (For continuation of this legal description, see reverse side of this document.)

(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 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, 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 \$47,900.00. ~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which).~~ (The sentence between the symbols ~~⓪~~, 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 25 day of April, 1978; 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 corporation, affix corporate seal)

Larry G. Judkins
Connie D. Judkins

STATE OF OREGON,
County of Klamath } ss.
May 25, 1978

Personally appeared the above named Larry G. Judkins and Connie D. Judkins, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 8-5-79

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)

GRANTOR'S NAME AND ADDRESS

GRANTOR'S NAME AND ADDRESS

After recording return to:

Mr. Mrs. Jerry Fraley K.C.R.C.

NAME, ADDRESS, ZIP

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

544 Salem, Or

NAME, ADDRESS, ZIP

STATE OF OREGON, _____) ss.

County of _____
I certify that the within instrument was received for record on the day of _____, 19____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/roll number _____.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

SPACE RESERVED FOR RECORDER'S USE

By _____ Recording Officer
Deputy

