

KNOW ALL MEN BY THESE PRESENTS, That William John McCullough and Bonnie L. McCullough, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Richard J. McCullough and Carol A. McCullough, Husband and Wife, 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 13 of HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Reservations as contained in plat dedication of Hot Springs Addition. Trust Deed, including the terms and provisions thereof, given to secure as indebtedness with interest thereon and such future advances as may be provided therein  
 Dated: April 5, 1977  
 Recorded: April 5, 1977  
 Volume M77, page 5666, Microfilm Records of Klamath County, Oregon  
 Amount: \$22,700.00  
 Grantor: William J. McCullough and Bonnie L. McCullough, husband and wife  
 Trustee: Klamath County Title Company  
 Beneficiary: First National Bank of 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 stated above or those apparent upon the land, if any, as of the date of this deed.

and that 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 \$No monetary consideration. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols ①, it 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 14 day of December, 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)

William John McCullough  
 William John McCullough

Bonnie L. McCullough  
 Bonnie L. McCullough

STATE OF OREGON,

County of Klamath

ss.

STATE OF OREGON, County of Klamath, 1978 ) ss.

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: July 13, 1981

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

William John and Bonnie L. McCullough

GRANTOR'S NAME AND ADDRESS

Carol A. and Richard J. McCullough  
 1221 Crescent Ave.  
 Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Richard J. and Carol A. McCullough  
 1221 Crescent  
 Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

No Change

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 14th day of December, 1978, at 3:45 o'clock P.M., and recorded in book M-78 on page 28058 or as file/reel number 59771, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Jaqueline J. Milne Recording Officer  
 Fee \$3.00 Deputy