

KNOW ALL MEN BY THESE PRESENTS, That WILLARD W. DUCKWORTH and JEAN H.

DUCKWORTH, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIE M. BOISVENUE

, 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:

Lots 11 and 12, Block 5, RAINBOW PARK ON THE WILLIAMSON, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. TOGETHER WITH an undivided 2/68th interest in Lots 4 and 5 in Block 1 of said Addition.

(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 rights of public in and to portion of land lying below high water mark of Williamson River. Restriction of Rainbow Park, building setbacks, easements. 20 foot building setback from street, 8 foot utility easement. Existing power & telephone line. Reservations rec. in Vol. 295, Pg. 508, KCDR, Reservations rec. in Vol. 299, Pg. 394, KCDR; Dec. of cond. & restrictions 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 \$ 9,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols @, 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 13 day of February, 1979; 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)

Willard W. Duckworth
Willard W. Duckworth

Jean H. Duckworth
Jean H. Duckworth

STATE OF OREGON,)
County of Klamath) ss.
February 13, 1979

STATE OF OREGON, County of) ss.
February 13, 1979

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

Personally appeared the above named Willard W. Duckworth and Jean H. Duckworth

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

, 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, Brenda H. Hunter
(OFFICIAL SEAL) Notary Public for Oregon 3/30/81
My commission expires:

Before me: (OFFICIAL SEAL)
Notary Public for Oregon
My commission expires:

Willard W. and Jean H. Duckworth
388 Genverna Glen
Grants Pass, Oregon 97526

Willie M. Boisvenue
150 South Beach Apt. # 248
La Habra, Ca. # 90631

GRANTOR'S NAME AND ADDRESS
GRANTEE'S NAME AND ADDRESS
After recording return to:
GRANTEE AT ABOVE ADDRESS
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
GRANTEE AT ABOVE ADDRESS
NAME, ADDRESS, ZIP

STATE OF OREGON,)
County of Klamath) ss.

I certify that the within instrument was received for record on the 26th day of February, 1979, at 11:53 o'clock A.M., and recorded in book M79 on page 4264 or as file/reel number 63043, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
By Pamela H. Hirsch Recording Officer
Deputy

Fee \$3.00

979 FEB 28 AM 11 53

MOUNTAIN TITLE COMPANY

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