

KNOW ALL MEN BY THESE PRESENTS, That JOHN W. SKYLES and TERI D. SKYLES

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICHARD K.

DRIVER and LINDA K. DRIVER, 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 6 in Block 7, TRACT NO. 1091, LYNNEWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Recitals set forth on plat dedication, to wit: "Said plat is subject to: (1) Public utilities easements as shown on the annexed map, said easements are dedicated to the City of Klamath Falls, for the use and regulation thereof, (2) All applicable zoning ordinances and recorded restrictive covenants, (3) Slope easements as so stated on individual lot deed basis, (4) Building setback lines as set forth in the recorded restrictive covenants."

2. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

CONTINUED ON REVERSE

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 reservations, restrictions, rights-of-way, easements of record and those apparent upon the land and as hereinabove set forth.

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 \$19,000.00

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 ①, 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 29 day of June, 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)

STATE OF OREGON, County of _____ ss.

STATE OF OREGON, }
County of Klamath } ss.
June 29th, 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 _____

_____, 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:

Before me:

PENNY HAMMONDS
Notary Public for Oregon
My commission expires: 1-82

John W. & Teri D. Skyles

GRANTOR'S NAME AND ADDRESS

Richard K. & Linda K. Driver
726 Loma Linda Drive
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Richard K. & Linda K. Driver
726 Loma Linda Drive
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Richard K. & Linda K. Driver
726 Loma Linda Drive
Klamath Falls, Oregon 97601

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/reel number _____

Record of Deeds of said county. Witness my hand and seal of County affixed

SPACE RESERVED
FOR
RECORDER'S USE

Recording Officer

By _____ Deputy

15426

by instrument, including the terms and provisions thereof, recorded July 20, 1973 in Volume M73, page 9383, amended by instrument recorded June 9, 1976 in Volume M76, page 8487, Microfilm Records of Klamath County, Oregon.

3. Easement for street excavation and embankment slopes over the Northerly 10 feet of premises along Vista Way as reserved to the City of Klamath Falls by instrument recorded July 2, 1976 in Volume M76, page 10120, Microfilm Records of Klamath County, Oregon.
4. Easement for public utilities and incidentals over the Westerly 8 feet of premises as reserved to the City of Klamath Falls by instrument recorded July 2, 1976 in Volume M76, page 10122, Microfilm Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of MOUNTIAN TITLE CO.

this 29 day of JUNE A. D. 1979 at 11453ckA M. on Page 15425

fully recorded in Vol. M79, of DEEDS County Cl.

By Wm D. MILNE Bernetha H. Hetsch

FEE: \$6.00