

KNOW ALL MEN BY THESE PRESENTS, That Jack H. Dick and Irene D. Dick,
Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Richard P. Burroughs and Marilyn L. Burroughs, 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, Block 2, ROLLINGS HILLS SUBDIVISION, TRACT NO. 1099, according to the official plat thereof on file in the office of the County Clerk of Klamath County, 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 on the reverse of this deed; 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 \$ 70,000.00

⓪ However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ⓪ (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 11 day of July, 19 79, 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)

Jack H. Dick

by Irene D. Dick his Attorney In Fact

Irene D. Dick

STATE OF OREGON, County of) 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)

STATE OF OREGON,

County of Klamath

July 11

19 79

Personally appeared the above named

Irene D. Dick for her self and as

Power of Attorney for Jack H. Dick

and acknowledged the foregoing instrument to be voluntary act and deed

Before me, Linda Stille

(OFFICIAL SEAL) Notary Public for Oregon

My commission expires July 13, 1981

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of) ss.

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.

Recording Officer

Deputy

By

After recording return to:

Richard P. Burroughs and Marilyn L. Burroughs
6632 Reeder Road

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

as above

NAME, ADDRESS, ZIP

Drainage easement as shown on dedicated plat.
(Affects Southerly 20 feet)

16487

Restrictions and easements as contained in plat dedication, to wit:
"(1) Building setback lines of 75 feet from the centerline of the street on which the lot fronts and 50 feet from the centerline of the street on which the lot sides. (2) Public utilities easements 16 feet in width centered on all side and back lot lines. (3) One foot reserve strips (street plugs) as shown on the annexed plat to be dedicated to Klamath County and released by resolution of the County Commissioners when the adjoining property is properly developed. (4) All sanitary facilities subject to the approval of the Oregon Department of Environmental Quality. (5) Access to Reeder Road, a county road, is hereby vacated for Lot 5, Block 1 and Lot 7, Block 2. (6) Access to the proposed road adjacent to the North boundary of said "ROLLING HILLS" is hereby vacated for Lots 1, 9, 10, 11, 13, 14 and 15, Block 1 and all of Block 3. (7) Drainage easements as shown on the annexed plat."

Covenants, conditions and restrictions, but omitting restrictions, if any based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded October 16, 1974 in Volume M74, page 13496, and amended by instrument recorded October 1, 1975 in Volume M75, page 11919, all Microfilm Records of Klamath County, Oregon.

Articles of Association, imposed by instrument, including the terms and provisions thereof, recorded October 15, 1974 in Volume M74, page 13469, Microfilm Records of Klamath County, Oregon.

Trust Deed, including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein.

Dated: September 23, 1977

Recorded: September 26, 1977

Volume: M77, page 18068, Microfilm Records of Klamath County, Oregon

Amount: \$46,000.00

Grantor: Jack H. Dick and Irene D. Dick, husband and wife

Trustee: D. L. Hoots

Beneficiary: Security Savings and Loan Association, a corporation

STATE OF OREGON; COUNTY OF KLAMATH;

led for record at request of Mountain Title co.

this 12th day of July A. D. 1979 at 3:12 o'clock P. M., and

fully recorded in Vol. M79 of Deeds on Page 16486

Wm D. MILNE, County Clerk

Perrenchard Ketch

Fee \$6.00