ITY DEED (Individual or Co

KNOW ALL MEN BY THESE PRESENTS, That OWENS DEVELOPMENT CO., an Oregon Corporation Rhoosd energiest 217. and 18. M.A. in Monton Mar. 277. hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICHARD W. SEXTON

Vol

9 Page **21**

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 a Klamath morg and State of Oregon; described as follows, to wit: or a

WARRANTY DEED

torib vitalo, liede toining bue southing off , largest serie discult a lied but to the lied of the lied but to the lied of the lied but to the of Nob Hill, Irvington Heights, Mountain View Addition and Eldorado Heights, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon."

SUBJECT TO: Taxes for the year 1979-80 which are now a lien but not yet payable; Charges and assessments of the City of Klamath Falls for monthly water and/or sewer service; Reservations and restrictions contained in the dedication of Tract 1145, Nob Hill, a)resubdivision of portions of Nob Hill, Irvington Heights, Mountain View Addition and Eldorado Heights; Conditions and restrictions of Nob Hill Subdivision, Tract 1145, recorded April 18, 1978; rin, Volume M78; page 7560, Microfilm Records of (Klamath County, Oregon; Easements and rights of way of record and those apparent on the land, if any.; and to a Mortgage to Klamath, First Federal Savings and Loan

(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. (over) 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 those

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. (Trade of The true and actual consideration paid for this transfer, stated in terms of dollars, is \$.....-0-Property) [®]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⁽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.

if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by

OWENS DEVELOPMENT CO. (If executed by a corporation, affix corporate seal) mens of arie C STATE OF OREGON. STATE OF OREGON, County of KLAMATH September 10, 1979 County of Klamath Personally appeared J. Bruce Owens ... 19 E. Marie Owens and herself who, being duly sworn, each for himself/and not one for the other, did say that the former is the Ε. Personally appeared the above named president and that the latter is the secretary of Owens Development Co,and acknowledged the foregoing instruand that the seal attized to the foregoing instrument is the corporation of said corporation and that said instrument was signed and sealed in be half of said corporation by authority of its board of directors; and each at them acknowledged said instrument to be its voluntary act and deed." Before mo ment to bevoluntary act and deed. Before me: (OFFICIAL ... SEAL) Betoreme 20.0 Notary Public for Oregon) (^{SE} Notary Public for Oregon My commission expires: My commission expires: :0 STATE OF OREGON, SS. GRANTOR'S NAME AND ADDRESS County of I certify that the within instrument was received for record on the _____day of ______, 19_____ GRANTEE'S NAME AND ADDRESSo'clock M., and recorded at..... After recording return to: SPACE RESERVED in book/reel/volume/No.....on FOR Source Owine page..... RECORDER'S USEor as document/fee/file/ 520 Klamath instrument/microfilm No. Record of Deeds of said county. NAME, ADDRESS, ZIP Witness my hand and seal of Until a change is requested all tax statements shall be sent to the following address. County affixed. TITLE NAME, ADDRESS, ZIP ByDeputy

Mato, ng. maa yrap o oo prima Jaas web oani angysty Vol 07/1 Forage 21710 RVON ALLALY BE THESE FRESEWTS, That OWENS DEVELOPMENT CO., on Dreson Corporation, (storsgraft to brahistanit g OF ME DA Association dated March 6, 1978, and recorded in M78 at page 7575, Mortgage Records Association dated match o, 1970, and recorded in model page (3/3, multgage accurds) of Klamath County, Oregonional of band satisfiered in the bas bundsed (17,3) base enouring of the consideration for this transfer; grantees covenant and agree that -us they will pay to Klamath First Federal Savings and Loan Association and grantor the \$7,000:00 per lotonecessary to have the property released from the lien of the the mortgage to Klamath First Federal. The grantees and grantor shall jointly direct Mortgage to Klamath First Federal. The grantees and grantor shall jointly direct OKlamath First Federal to apply the said sim to Loan No. 6011159 in the name of the eKlamath FirstiFederaleto apply:theosaid:SumJtolLoan No: bULLEY-in the name of the gmibgrantor, fronsory/before bMarch+fl;bA1982; minfurof, asidefor appendent the formed of the diametry for ital visual of the solidio add at elif no logicit sole islands and or the solidion of the sol Townships the year 1979-80 which are now a lien but not yet payable: Constant of States Tavos Tollus value villand tol eller date of the ville to the second viele to the seco 2411 John Of Trace 10 and the light of Will and the light of Trace 10.5 Trace 11.5 to the light of the li (Jover) - on Page 21710 And sed, analoc hereby complete of the above granted primities free from all encoder to set ones, successore and assages, that which set on the complete of the above granted primities free from all encoderates, except those of the above granted primities free from all encoderates, except those of the above granted primities free from all encoderates. and that grand a with rearrant and follower defend the said promises and every part and parcel thereof against the fourful clauses aration with the routs and tolever optimum the said promises and every part and matter meter meter of speciale (Trade OS and and the above described special figures (Trade OS and and the above described special figures (Trade OS and and the above described special figures (Trade OS and and a description of the above described special figures (Trade OS and and a description of the above descrip The trik and actual consideration paid for this transfer stated in terms of dollars, is s (vitingor However, the solution consists of or includes objer property or scale site of the promised which is a solution of the includes objer property of scale site of the includes objer property of scale site of the includes objer property of the site of the site of the includes objer property of the site of the site of the includes object property of the site of the sit is a state consistent of the second state of the second of the construction of and where (ite context so requires, the angular includes its plural and all grammatical for context so requires, the angular includes its plural and all grammatical for context so requires, the angular includes its plural and all grammatical for context so requires, the angular includes its plural and all grammatical for context so requires, the angular includes its plural and all grammatical for context so requires, the angular includes its plural and all grammatical for context so requires. charges shall be studied to make the provisions bergol apply equally to corporations and to individuals. In Witness Whereast the grantor has executed this instrument this 10th day of Was response granter. If has caused its name to be signed and seal allived by its officers, ouly authorized thereto by 6 and Cancell order of the board of directors. M CLARE Contraction S va anaitaretana a va betasere by Sons economis star STATE OF OREGON, Countrol, J. AMATH September 10, 1979 Paranelly appeared 1: Bruch Owens HTAMALT ions. when being duly sworm NOS 130 TO STATE i. Marie Owens, herself each for himself and nei one for the other, did say that the former is the Count of Lanath ent is lated in the late in the 21 secretary of Orions Development Co. Solution of the forebated instrument is the corporate test and that the seal officed to the forebated instrument is a conjugation of a seal corporation and that said instrument was mined by direction and a seal instrument to be its within each office and that corporation and the seal instrument to be its within each office and the haigen avode eit buissids vildering surface finite and tole balances in the boob the transformed. · 25. Pt dames Min nortanz Netary Public for Oregon 5.5 and the second My comercission expirest Not up Public for Oresen ally contraction expires. STATE OF OREGON 19.1 County of I certify they the within) astrument was received for recold on the Pounda dhe ghen siadicayo day of in book/reet/volume Noor as document les life מייער וויהרחעינים pite PERMINA DITA AMAN indimination New 10 Set Thisposse Record of Deeds of said scould to fine post-boot versions County Hised allastoon coman eraebbe palmattet odt et lass ed flede stearascils val fle heterapea, somerie e land 3.085T

344.4 Deputy

 $\mathbf{E}_{\mathbf{v}}$

The season and share