

KNOW ALL MEN BY THESE PRESENTS, That Robert Benjamin and Sherral Benjamin aka Sherry Benjamin, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Carrol Joe Scronce and Betty L. Scronce, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 6 in Block 15 of City of Merrill, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject, however, to the following:

1. The taxes for 1979-1980 are now a lien, but not yet payable.
2. Any unpaid charges or assessments of the City of Merrill for municipal improvements.

(If SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and 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 \$8,500.00. 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 (), 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 6 day of August, 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, } ss.
County of Clatsop, }
August 6, 1979.

Personally appeared the above named Robert Benjamin and Sherral Benjamin, aka Sherry Benjamin, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *[Signature]*
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires 8-3-82

STATE OF OREGON, County of _____, 19____ 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: _____

Mr. & Mrs. Robert Benjamin

GRANTOR'S NAME AND ADDRESS
Mr. Carroll Joe Scronce
P.O. Box 107
Merrill, OR. 97633
GRANTEE'S NAME AND ADDRESS

After recording return to:
Mr. Carroll Joe Scronce
P.O. Box 107
Merrill, OR. 97633
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of Klamath }
I certify that the within instrument was received for record on the 3rd day of December, 1979, at 2:50 o'clock P.M., and recorded in book M79 on page 27991 or as file/reel number 77613.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Wm. D. Milne
By *[Signature]* Recording Officer
Deputy

Fee \$3.50