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The grantor covenants and agrees to and with the beneficiary and those claiming under him, that he is lawfully seized in fee simple of said described real property and has a valid, unencumbered title thereto

and that he will warrant and forever defend the same against all persons whomsoever.

XXXXXXXXX This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, execu-tors, personal representatives, successors and assigns. The term beneficiary shall mean the holder and owner, including pledgee, of the contract secured hereby, whether or not named as a beneficiary herein. In construing this deed and whenever the context so requires, the masculine gender includes the terminine and the neuter, and the singular number includes the plural.

reunto set his hand the day and year first above written. IN WITNESS WHERE

IN WITNESS WHEREOF, said grantor has * IMPORTANT NOTICE: Delete, by lining out, whichever warranty not applicable; if warranty (a) is applicable and the beneficiary or such word is defined in the Truth-in-Lending Act and Regul beneficiary MUST comply with the Act and Regulation by mak disclosures; for this purpose, if this instrument is to be a FIRST lie the purchase of a dwelling, use Stevens-Ness Form No. 1305 o if this instrument is NOT to be a first lien, use Stevens-Ness Form equivalent. If compliance with the Act not required, disregard	(a) or (b) is X / athan 2 Down Hersley Intion Z, the Nathan Leon Hensley ing required en to finance or equivalent; No. 1306, or
(If the signer of the obove is a corporation, use the form of acknowledgment opposite.) [ORS	1004
STATE OF OREGON,	STATE OF OREGON, County of) ss.
County of Klamath	Personally appeared
Personally appeared the above named	duly sworn, did say that the former is the
<u> </u>	secretary of
and acknowledged the foregoing instru- ment to be his his woluntary act and deed.	a corporation, and that the seal atlixed to the foregoing instrument is the corporate seal of said corporation and that the instrument was signed and sealed in behalt of said corporation by authority of its board of directors: and each of them acknowledged said instrument to be its voluntary act and deed.
Bebore mei	Before me:
(OFFICIAL SEAL) An Artery Public for Oregon	Notary Public for Olegon SEAL)
My commission expires: 3-22-81	My commission expires:

2312

STEVENS.NESS LAW PUB. CO., PORTLAND, ORE.	and a start of the st	STATE OF OREGON, County of
Nathan Leon Hensley Grantor	SPACE RESERVED FOR	at
Del Parks, Trustee, Edward R. Zarosinski & Darlene Zarosinski Trust Beneficiary		instrument/microfilm No. Record of Mortgages of said County. Witness my hand and seal of County affixed.
AFTER RECORDING RETURN TO Parks S Ratliff TA Attorneys at Law So. 64 220 North Seventh Street 12 North Seventh Street		NAME TITLE ByDeputy

PARCEL 1

2313 lock 125 of MILLS ADDITION TO

All that portion of Lot 5 and 6, Block 125 of MILLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southwest corner of Lot 5 in the Northerly line of Orchard Avenue; thence Northeasterly along the lot line 10 feet; thence Northwesterly to a point in the North line of Lot 6, 39 feet East of the Northwest corner of Lot 6; thence West along the North line of Lot 6 and 5 a distance of 57 feet to a point 18 feet West of the said Northwest corner of Lot 6, said point being the Northeast corner of the treat heretofore conveyed to C. A. Briggs; thence Southeasterly along the Easterly line of Briggs Tract 133 feet, more or less to the Northerly line of the B Lateral; thence/Southeasterly along the Northerly line of the B Lateral 60 feet, more or less, to the point of beginning.

PARCEL 2

A tract of land situate in Block 125 of MILLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the iron pin marking the intersection of the Southwesterly line of the U.S.R.S. B Lateral right of way and the Southerly line of Block 125 of MILLS ADDITION, said point being also the most Easterly corner of Lot 4 of said Block 125; thence South 67° 06' West along the Southerly line of said Block 125, 8.0 feet; thence North 10° 29' West 52.14 feet to an iron pin on the Northerly right of way of said Lateral; thence South 19° 175' East 51.03 feet to the point of beginning.

SAVING AND EXCEPTING THEREFROM the right of way of the said U.S.R.S. Lateral.

TE OF OREGON; COUNTY OF KLAMATH; S.

iled for record at request of <u>Transamericalitle Co</u>
his 5th day of February _A. D. 1980 at 3:53 clock P. M., and
Mortgages on Page.2311
Wm D. MILNE, County Clerk
Wm D. MILNE, County Cleri By Derne Tha. J. fels ch.
7 (10 50

Fee \$10.50