

KNOW ALL MEN BY THESE PRESENTS, That MELVIN H. DOROW, JR. and DONNA F. DOROW, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MICHAEL G. GRIFFITH and LAILA S. GRIFFITH, 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:

The Northerly 300 feet of the SE 1/4, SE 1/4 of Section 12, Township 40 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the Westerly 33.30 feet for roadway.

SUBJECT TO:

Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

Conditions and restrictions, including the terms and provisions thereof, recorded July 18, 1972 in Volume M72, page 7848, Microfilm Records 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 above or those apparent upon the land, if any, as of the date of this deed

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 \$16,500.00. However, the actual consideration consists of or includes other property or value, or both, which is the whole or part of the consideration.

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 22nd day of July, 1980; 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 Klamath) ss.
July 22, 1980

Personally appeared the above named MELVIN H. DOROW and DONNA F. DOROW, husband and wife

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me, *W. L. Garrison*

Notary Public for Oregon

My commission expires: 6/19/83

MELVIN H. DOROW

DONNA F. DOROW

STATE OF OREGON, County of) ss.
July 22, 1980

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 _____

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Mr. & Mrs. Melvin H. Dorow

P.O. Box 356

Keno, OR 97627

GRANTOR'S NAME AND ADDRESS

Mr. & Mrs. Michael G. Griffith

1045 Thomas Drive

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS GRANTEE

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 22nd day of July, 1980, at 11:37 o'clock A.M., and recorded in book M80 on page 13612 or as file/reel number 87221.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Bernhard J. Deutsch* Recording Officer
Deputy

Fee \$3.50

MOUNTAIN TITLE COMPANY

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