

91926

(Check and to show 91926 and more)

**KNOW ALL MEN BY THESE PRESENTS, That** STEWART E. VAN GASTEL and CAROL SUE VAN GASTEL, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RICHARD J. MORGAN and DELILAH K. MORGAN, husband and wife

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 following described real property in Klamath County, Oregon:

All that portion of the NW $\frac{1}{4}$  of SE $\frac{1}{4}$  of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, and more particularly described as follows: Beginning 30 feet South and 20 feet East of the center of said Section 2; thence East along the South line of the Lakeview Highway 162 $\frac{1}{2}$  feet; thence South and at right angles to said highway line 850 feet; this said last mentioned point being the point of beginning of the boundaries of the tract to be described herein; thence continuing South 70 feet to a point; thence running Westerly and parallel to said Highway line 162 $\frac{1}{2}$  feet to a point; thence running Northerly and at right angles to said Highway line 70 feet to a point; thence running Easterly and parallel to said Highway line 162 $\frac{1}{2}$  feet to the said point of beginning, said tract being a portion of that certain tract of land described and conveyed in that certain deed dated August 27, 1924, executed and delivered by P. F. Kielsmeir and Laura Kielsmeir, his wife, to F. Jordan, which deed was and is recorded in Book 66 at page 180 of Deed Records of Klamath County, Oregon, on August 29, 1924.

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 side 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 \$ 26,998.56

THE FOREGOING CONSIDERATION CONSISTS OF DEEDS OF RECORD OR OTHER PROPERTY OR VALUE GIVEN OR EXCHANGED WHICH IS THE WHOLE CONSIDERATION (DELETE WHICH IS) 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 31<sup>st</sup> day of October, 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)

00.12 991

STEWART E. VAN GASTEL  
CAROL SUE VAN GASTEL

STATE OF OREGON,

County of Klamath } ss.  
October 31, 1980

Personally appeared the above named STEWART E. VAN GASTEL and CAROL SUE VAN GASTEL, husband and wife

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

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires: 6/19/83

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

Personally appeared \_\_\_\_\_, 19\_\_\_\_

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. Stewart E. Van Gastel  
Shady Pine Road  
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Mr. & Mrs. Richard J. Morgan  
2527 Wiard  
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,

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

By \_\_\_\_\_ Deputy

21129

(continued from the reverse side of this deed)

21129

**SUBJECT TO:**

1. Taxes for the fiscal year 1980-1981, a lien, not yet due and payable.
2. Assessments, if any, due to the City of Klamath Falls for water use.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment of Enterprise Irrigation District.
4. The premises herein described are within and subject to the statutory powers, including the power of assessment of South Suburban Sanitary District.
5. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads, or highways.
6. Mortgage, including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein.

Dated: January 20, 1978

Recorded: January 20, 1978

Volume: M78, page 1286, Microfilm Records of Klamath County, Oregon

Amount: \$27,678.00

Mortgagor: Stewart E. Van Gastel and Carol Sue Van Gastel, husband and wife

Mortgagee: State of Oregon, represented and acting by the Director of Veterans' Affairs (L-M80657)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

this 31st day of October A.D. 1980 at 10:01 o'clock A.M., on

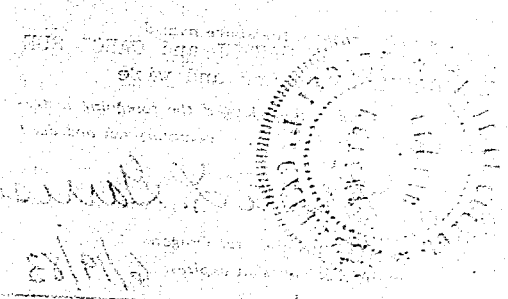
fully recorded in Vol. M80, of Deeds on Page 21128

W.D. MILNE, County Cl.

By Bernetha L. Letch

Fee \$7.00

STATE OF OREGON  
COUNTY OF KLAMATH  
I, the undersigned, County Clerk of said County, do hereby certify that the foregoing is a true and correct copy of the original as the same appears from the records of said County.



STATE OF OREGON  
COUNTY OF KLAMATH  
I, the undersigned, County Clerk of said County, do hereby certify that the foregoing is a true and correct copy of the original as the same appears from the records of said County.

STATE OF OREGON  
COUNTY OF KLAMATH  
I, the undersigned, County Clerk of said County, do hereby certify that the foregoing is a true and correct copy of the original as the same appears from the records of said County.