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HIGTE MATLECK, Husband, and Wife

hereinafter called the grantor, for the consideration nereinancer stated, to grantor part by [Aulline U. Balsiger: the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's here's successors and the does hereby grant, bargain, sell and convey unto the said grantee and grantee's here's successors and annurtenances thereunto belonging or apassigns, that certain real property, with the tenements, hereditaments and appurtenances thereinto belonging or apassigns, that certain real property, with the tenements, nereditaments and appurchances discount of performing, situated in the County of al Klamath I streamd State of Oregon, described as follows, to-wit:

Block 4, FIRST ADDITION TO TONATEE HOMES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

on file in the office of the County Clerk of Alamach County, Oregon. Advance the shorts arous in a sub-file in the office of the County Clerk of Alamach County, Oregon. Source the shorts arous in a sub-file in the office of the County Clerk of Alamach County, Oregon. Source the shorts arous arous and the county of the shorts of the short t thereon at the risk of the over

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And the second decay of th To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said granter hereby covenants to and with said grantee and grantee's heirs, successors and assigns to the grantee's heirs, successors and assigns, that stand on the reverse of this deed or these apportants to any the reverse of this deed or these apportants to any the reverse of the deed or these apportants to any the reverse of the deed or these apportants the linear the linear the reverse of the deed or these apportants to appreciate the linear the reverse of the deed or these apportants the linear the reverse of the deed or these apportants the linear the reverse of the deed or these apportants the linear the lin

stated on the reverse of this deed, or those apparent upon the land, if any, stated on the reverse of this deed noisivorg bus same out antibulons about the lowful claims EDELYDIG SG Year as REDIEVOR BUSIES ONG BUS SHOLD BUS BUSIES ON BUSIESS ON BU

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 \$\_44,800.00

Diferences the actual consideration pair in this transier, stated in terms of antians, is well a device out of the which is pair of the consideration (indicate which). (The sentence he symbole of a septemble should be delated. See ORS 93030.) In construing this deed and where the context so requires, the singular includes the plural and all grammatical if a corporate grantor, it has caused its name to be signed and seal affired by its officers, duly authorized thereto by

## (if executed by a ce affix corporate seal)

NTAIN TUTLE CO

## STATE OF OREGON,

County of Klamath March 11 , 19.81

Personally appeared the above named. Craig A. Fleck and Collette M. Fleck 1.20%

5. 30 FA. KNOW A

hereinafter called

and acknowledged the loregoing instrument to be; NO. voluntary act and deed. Bel OFFICIAL

president and that the latter is the secretary of sand that the seal alliesd to the foregoing instrument is the corporation, of said corporation and that said instrument was signed and sealed in be-hall of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Graig Ad Fleck

lette M

each for himself and not one for the other, did say that the former is the

Fleck

ant thorn in the

Chy

STATE OF OREGON, County of

Personally appeared

1.2

Tell Notary Public for Oregon My pontraission expires: 17-13-81

Notary Public for Oregon My commission expires:

(OFFICIAL SEAL)

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Craig A. Fleck and Collette M. Fleck 5101 Ridgewood Drive Klamath Falls, Oregon 97601 GRANTOR'S NAME AND ADDRESS STATE OF OREGON Aulene C. Balsiger County of 4458 Memory Lane I certify that the within instru-Klamath Falls, Oregon 97601 ORANTEE'S NAME AND ADDRESS ment was received for record on the day of After recording return to: ....., 19.... BPACE RESERVED at o'clock ..... M., and recorded in book, FOR .....on page...... or as as above RECORDER'S USI file/regt number Record of Deed of said county. NAME: ADDRESS ZIP Witness my hand and seal of nge is req sted all tax states County affixed. ts shall be sent to the following address as above Recording Officer By NAME, ADDRESS. ZIP Deputy

121

4371

Assessments, if any; due to the City of Klamath Falls for water use 1 8597 The premises herein described are within and subject to the statutory powers, 2. 2. The premises never a setting of South Suburban Sanitary District. including the power of assessmently of South Suburban Sanitary District. to bind totath of belate relianistic Acuteron act of the providence A story ereinafter called 3. The premises herein described are within and subject to the statutory powers, 3. to The premises herein described and a strange of District. District and described including the power of assessment, of Klamath Irrigation District. District and described including the power of assessment of the encountered strangent window describes and the strangent between the A 15 foot building setback line from Memorie Lane as shown on dedicated plat. Ŀ 5. (A-10 foot utility and ditch easement along rear of lot, as shown on dedicated Disor 4. FIRST ADDITION TO TONATER HOMES, according to the official plat chetalq Reservations as contained in plat dedication, to wit: softo and ni sill no 6. "Said plat being subject to a building setback line as shown along all streets, a 7.5 foot side-line setback line along all lots, and an easement along the back of all lots as shown on the annexed plat for present and future public utilities, drainage and perpetual right of way for ditches to convey irrigation water, said easement to provide ingress and egress for construction and maintenance of such utilities with no structures being permitted thereon and plantings being placed thereon at the risk of the owner. 7. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms, and provisions thereof, recorded October, 5,, 1959, in Volume 316, pages 326 pand amended in instrument recorded September 29, 1961 in Volume 332, page 5.60, all Deed Records of Klamath County; Oregon is output of principlination of the second second routput of the second routpu stated on the reverse of this deed, of "8." Trust Deed, including the terms and provisions'thereof, given to secure an <sup>18</sup>. <sup>5</sup>Trust Deed, including the terms and provided advances as may be provided <sup>30</sup> indebtedness with interest, thereon and such future advances as may be provided indebtedness with interest, thereon and such future advances as may be provided

indebtedness with interest, thereon and such future advances as may be provided therein.<sup>352nardness</sup> bedroad such at the bar advances and there are advances at the bar advances and the bar advances advances and the bar advances advances

instructures in sul instruments; since constanting where 15 \*STATE FOREGCN; COUNTY OF KLAMATH; 55 TO STATE ANDOSSG TO STATE bas Filed for record at request of <sup>21</sup> Maountain Title Co. "Harmer I.J. let stands this day of March A. D. 19<u>81 at 11:46</u> (clocks 1., and <sup>113 at</sup> St. E. Horsel wh tor timestic and nor not ut duly recorded in Vol. M81 on Page 4371 .... Langer even all errowing view , of <u>Deeds</u> Stra Jee I . A ... noite servos - a lase planores adi al languateat griegenet - di By Delson Oran generation at bejusted es a last al belase line proble seve transition to a By Delson of the plan grieb too the vestigation of the second EVALYN BIEHN, County Clerk/ Collotte H. Profiles Ic. ie to their but she free 1\$7:00 th to the due to establish the base of the base of the transmission of the tr at a bright of of instantion clas believent. 11.101 COLFFICIAL SEAD Helpre met હાર A. HE 63:53 U Sig Notary Public for Oregoer 1633.23 Volum Parts for One Va Mr. condission expined TAB-El Mr commission expires C-eig A. Flack and Collette Margine Electe STATE OF OREGON. still Ridnewood Drive County of (1801) Polin, Orceon, 9760. a certify that the within fractu nte en brecht int bechgen sein gröm initial of the section he yels, and crosse sile orclock Manual religided 10afe **ADVEN**U LELLES des des Marines en paro 60 10 atvita de sain in book y tile red number and another spinistering and the Siv Sugaria Recold of Deedsyst said countr. Witcess my most and send of Syrudia a s borits anniol. SIL DECEMBER DE NE webbe powallel attraction lines construct at the boundary of the Recording Officer UngsQ .... 213 avedrice.