

KNOW ALL MEN BY THESE PRESENTS, That Thomas S. Cavener and Vera A. Cavener, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Roy W. Price and Christine L. Price, Husband and Wife and Bruce W. Price, not as tenants in common but with the right of survivorship, 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 Norerly 76 feet of the Westerly 40 feet of Lot 5 in Block 17 of Hot Springs Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: 1. Sewer and water use charges, if any, due to the City of Klamath Falls.  
2. Reservations and restrictions as contained in plat dedication.

(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 \$ 27,000.00  
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 11th day of MARCH, 1981; 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.

Thomas S. Cavener  
Thomas S. Cavener

Vera A. Cavener  
Vera A. Cavener

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.  
March 11th, 1981

Personally appeared the above named

Thomas S. Cavener  
and Vera A. Cavener

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

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires: 7/13/81

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

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)

Thomas S. Cavener and Vera A. Cavener

P.O. Box 192

Dorris, California 96023

GRANTOR'S NAME AND ADDRESS

Roy W. and Christine L. and Bruce W. Price

3873 Rio Vista

Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

as above

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

as above

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 11th day of March, 1981, at 12:46 o'clock P.M., and recorded in book M81 on page 4380 or as file/reel number 36984,

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Beihn County Clrk  
Recording Officer  
By Debra J. Jensen Deputy