

KNOW ALL MEN BY THESE PRESENTS, That MARY HUFF

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by VICTOR V. SHUCK and RUTH L. SHUCK, 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:

PARCEL 1:

All of Lot 10 of SUNSHINE TRACTS, situated in Section 1, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the Southerly 32 feet of said Lot 10.

PARCEL 2:

Commencing at the Northeast corner of Lot 10 above described; extending thence North along the East line extended of above mentioned Sunshine Tracts; a distance of 55 feet; thence West and parallel to the North line of said Lot 10, a distance of 131.7 feet, more or less, to a point on the East line extended of Elm Street of said Sunshine Tracts; thence South a distance of 55 feet, more or less, to the Northwest corner of said Lot 10; thence East 131.7 feet to the point of beginning, being a portion of the E 1/4 S 1/4 SW 1/4 of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

- continued on the reverse side of this deed -

(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 on the reverse side of this deed and 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 \$17,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (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 21st day of August, 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }
County of Klamath } ss.
August 21, 1981

STATE OF OREGON, County of _____, ss.
_____, 19____

Personally appeared the above named ALLEN LEROY HUFF as attorney-in-fact for MARY HUFF

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

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 _____, 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.

(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: 6/19/83

Before me: _____ (OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: _____

Mrs. Mary V. Huff
6215 Rams Horn Rd.
Sparks, NV 89431
GRANTOR'S NAME AND ADDRESS

Mr. & Mrs. Victor V. Shuck
P.O. Box 133
Merrill, OR 97633
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 _____

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.

By _____ Recording Officer
Deputy

SUBJECT TO:

1. Taxes for the fiscal year 1981-1982, a lien, not yet due and payable.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment of Klamath Irrigation District.
3. City liens, if any, due to the City of Merrill.
4. Right of way for the transmission and distribution of electricity and incidentals as conveyed to The California Oregon Power Company, as conveyed by Deed recorded December 8, 1933, in Volume 102, page 67, Deed Records of Klamath County, Oregon. (General location)
5. Overhang easement as conveyed to The California Oregon Power Company as conveyed by Deed recorded August 11, 1953, in Volume 262, page 312, Deed Records of Klamath County, Oregon. (General location)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

This 24th day of August A. D. 19 81 at 2:16 o'clock P. M., and

is duly recorded in Vol. M81 of Deeds on Page 15099

EV. LYN BIEHN, County Clerk

By Bernetha J. Letoch

Fee \$7.00

