

KNOW ALL MEN BY THESE PRESENTS, That

Roy R. Smith and Audrey J. Smith, Husband and Wife  
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by John D. Selby and Dorothy J. Selby, 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:

Portion of Tract 22, GIENGER'S HOME TRACTS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a 3/4 inch iron pin marking the intersection of the Easterly right of way line of Hope Street and the Northerly right of way line of Hilyard Avenue; thence North along said Easterly right of way line, 80.00 feet to a 1/2 inch iron pin; thence North 89° 30' East 172.77 feet to a 1/2 inch iron pin; thence South 00° 30' East 80.00 feet to a 1/2 inch iron pin on said Northerly right of way line of Hilyard Ave.; thence South 89° 30' West 173.50 feet to the point of beginning.

(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 of this deed, or those apparent upon the land, if any, 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 \$14,460.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 2 day of September, 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)

Roy R. Smith  
Roy R. Smith

Audrey J. Smith  
Audrey J. Smith

STATE OF OREGON,  
County of Klamath  
September 2, 1981.

STATE OF OREGON, County of ) ss.  
Personally appeared )

Personally appeared the above named

Roy R. Smith and Audrey J. Smith

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

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: 7/13/85

Notary Public for Oregon  
My commission expires:

(OFFICIAL SEAL)

Roy R. Smith and Audrey J. Smith  
3435 Coronado Way  
Klamath Falls, Oregon 97601  
GRANTOR'S NAME AND ADDRESS

John D. Selby and Dorothy J. Selby  
4437 Onyx Ave.  
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

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.

Recording Officer  
By Deputy

SPACE RESERVED FOR RECORDER'S USE

SUBJECT TO:

DEED INSTRUMENT

15607

15607

1. Taxes for the fiscal year 1981-1982, a lien, not yet due and payable.  
Account No.: 41-3909-234 Tax Lot 1200

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 South Suburban Sanitary District.

4. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Project and Enterprise Irrigation 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.

STATE OF OREGON, COUNTY OF KLAMATH, ss.

Filed for record at Klamath Falls

this 2nd day of September A.D. 1981 at 11:46 clock AM, and

duly recorded in Vol. M-81 of Deeds on Page 15606

EVELYN BERN County Clerk

By *[Signature]* Deputy

Fee: \$8.00