

KNOW ALL MEN BY THESE PRESENTS, That

Gale T. Vess and Nancy L. Vess, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

Herbert W. Trusty and Marilyn J. Trusty, 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:

Lot 6, Block 12, FIRST ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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, 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 \$52,000.00

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 20th day of November, 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)

Gale T. Vess

Nancy L. Vess

STATE OF OREGON, }  
County of Klamath } ss.  
November 20th, 19 81

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_.

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.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires:

Personally appeared the above named  
Gale T. Vess and Nancy L. Vess,

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

Notary Public for Oregon  
My commission expires: 5-7-83

Gale T. Vess and Nancy L. Vess  
788 N.W. Carol Drive  
Grants Pass, Oregon 97526

GRANTOR'S NAME AND ADDRESS

Herbert W. Trusty and Marilyn J. Trusty  
16725 Ponderosa Lane  
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.

No change

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/rel number \_\_\_\_\_.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

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

SUBJECT TO:

L-81901-37A

An easement dated November 14, 1956, recorded November 16, 1956 in Book 288, page 72, in favor of The California Oregon Power Company.

Reservations as contained in plat dedication, to wit:

"Subject to: (1) A 20 foot building setback along the street side of all lots; (2) A 16 foot utility easement centered on the lot lines where shown on the annexed plat, said easements to be for future public utilities, drainage and sanitary sewers, said easements to provide ingress and egress for construction and maintenance of said utilities."

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: May \_\_, 1979

Recorded: May 29, 1979

Volume: M79, page 12217, Microfilm Records of Klamath County, Oregon

Re-recorded: August 7, 1979

Volume: M79, page 18803, Microfilm Records of Klamath County, Oregon

Amount: \$42,500.00

Mortgagor: Patrick E. Morrison

Mortgagee: State of Oregon, represented and acting by the Director of Veterans Affairs L-P13038

SAID MORTGAGE GRANTEE AGREES TO ASSUME AND PAY.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of

this 23 day of November A.D. 1981 at 10:20 o'clock A.M.

duly recorded in Vol. M 81 of Deeds on a 20273.

Fee \$8.00

By

EVELYN BIEHN, County Clerk

*[Signature]*

STATE OF OREGON

*[Faint, mostly illegible text in the bottom left section, possibly a recording or filing stamp area.]*