

KNOW ALL MEN BY THESE PRESENTS, That FRANK P. GROHS and CHARLOTTE P. GROHS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by NEIL C. GROHS and CLARA M. GROHS, 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:

An undivided 2/5ths interest in the NE $\frac{1}{4}$ of NE $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$ Section 13, Township 41 South, Range 13 East, Willamette Meridian, Klamath County, Oregon, containing 160 acres, more or less, less 5 acres, more or less, deeded to the United States for rights of way as shown by deed recorded in Book 63, page 44, Records of Klamath County, Oregon; also subject to lease to the legal representatives of the Deal, McDonald and Horn Lands for the rights to construct dams and headgates, as shown by lease recorded in Book 65, page 395.

(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 above stated, & liens, assessments, rules & regulations for irrigation, drainage & sewage, & reservations, restrictions, easements & rights of way of record & those apparent on the land,

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 \$ -0-

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 ①, 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 18th day of December, 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)

FRANK P. GROHS

CHARLOTTE P. GROHS

STATE OF OREGON,

County of Klamath } ss.
DECEMBER 18, 19 81

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

Personally appeared _____ and

_____, who, being duly sworn,

each for himself and nor 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 FRANK P. GROHS and CHARLOTTE P. GROHS

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 11-24-85

FRANK P. & CHARLOTTE P. GROHS
Route 1, Box 117
Bonanza, Oregon 97623

GRANTOR'S NAME AND ADDRESS

Neil C. & Clara M. Grohs
Route 1, Box 117
Bonanza, Oregon 97623

GRANTEE'S NAME AND ADDRESS

After recording return to:

Phillip L. Grohs
Route 1, Box 117
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

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

Neil C. Grohs
Route 1, Box 117
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 21 day of December, 19 81 at 12:44 o'clock P.M., and recorded in book reel volume No. M 81 on page 21692 or as document fee file instrument/microfilm No. 7598. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County clerk

Deputy

Fee \$4.00