

7889

04-12106 MTC 10934-W

WILLIAMS LAW PUB. CO., PORTLAND, ORE.

KNOW ALL MEN BY THESE PRESENTS, That George F. Crain and Lucille Crain
 husband and wife

to grantor paid by Charles A. Fisher and Denis Crain, hereinafter called the grantor, for the consideration hereinafter stated,
 as tenants in common

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, sit-
 uated in the County of Klamath and State of Oregon, described as follows, to-wit:

The North $\frac{1}{2}$ of Lot "C" of SUBDIVISION OF ENTERPRISE TRACT NO. 24, according to the official
 plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Irrigation District.
3. Assessments, if any, due to the City of Klamath Falls for water use.
4. Conditions and restrictions as contained in instruments recorded in Volume 107 at page 121 and Volume 113, at page 253, Records of Klamath County, Oregon:
 "subject to rights of way for irrigation and drainage ditches and canals and subject to the further right to take irrigation water along or across said lands for the use of other lands in the Klamath Irrigation District."
5. Reservations and restrictions as contained in instruments recorded in Volume 185, at page 307 and Volume 186, at page 193 and Volume 199, at page 196, Records of Klamath County, Oregon:
 "subject to rights of way for irrigation drainage ditches and canals."

(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 those as stated above on this deed and those apparent to the land as of the date of this deed.

and that grantor will warrant and forever defend the above granted 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 \$27,500.00
 However, the actual consideration consists of or includes other property or value given or promised which is part of the whole consideration (indicate which) 0

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 31st day of December, 19 81

George F. Crain
 GEORGE F. CRAIN

Lucille Crain
 LUCILLE CRAIN

STATE OF OREGON, County of Klamath) ss.

Personally appeared the above named George F. Crain and Lucille Crain, husband and wife.

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

(OFFICIAL SEAL)

Before me: Donald Bert Hamilton
 Notary Public for Oregon

My commission expires 3/21/85

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

George F. Crain and Lucille Crain

GRANTOR'S NAME AND ADDRESS

Charles A. Fisher and Denis Crain

GRANTEE'S NAME AND ADDRESS

After recording return to:

KFFS & L
540 MAID
R.F.O.

NAME, ADDRESS, ZIP

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

SAME

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
 ment was received for record on the
32 day of December, 19 81,
 at 1:27 o'clock P.M., and recorded
 in book M 81 on page 22202 or as
 file/reel number 7889
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

Evelyn Biehn

Recording Officer

By [Signature] Deputy
 Fee \$4.00

SPACE RESERVED
 FOR
 RECORDER'S USE