

KNOW ALL MEN BY THESE PRESENTS, That DENNIS L. CRAIN also known as DENIS L. CRAIN and JUDY C. CRAIN, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ANDREW TRAVIS and BECKY L. TRAVIS, 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:

A tract of land situated in the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 27 and the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 22, all in Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

Beginning at the West 1/16 corner common to said Sections 22 and 27; thence North 00° 29' 45" East along the East line of said SW $\frac{1}{4}$ SW $\frac{1}{4}$, 80.00 feet; thence North 89° 30' 15" West 195.59 feet; thence North 39° 31' 00" West 62.26 feet; thence South 62° 43' 34" West 209.14 feet; thence on the arc of a curve to the left (radius point bears North 84° 56' 41" East 170.00 feet and central angle = 27° 18' 50") 81.04 feet; thence South 32° 22' 09" East 175.68 feet to an iron pin; thence North 57° 37' 51" East a distance of 340.89 feet to the point of beginning.

- 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 \$110,000.00. However, the actual consideration paid for this transfer, stated in terms of dollars, is \$110,000.00. 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 1st day of December, 1982; 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)

DENIS L. CRAIN

JUDY C. CRAIN

STATE OF OREGON,

County of Klamath

December 1, 1982

STATE OF OREGON, County of

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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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Personally appeared the above named DENIS L. CRAIN and JUDY C. CRAIN, husband and wife

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

Before me:

Notary Public for Oregon

My commission expires: 6/19/83

Mr. & Mrs. Denis L. Crain
1410 Old Fort Road 403 Klamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS

Mr. & Mrs. Andrew Travis
1410 Old Fort Road Klamath Falls, OR 97601
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,

County of

ss.

I certify that the within instrument was received for record on the day of

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

- continued from the reverse side of this deed -

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads, or highways.
2. Right of Way Easement, including the terms and provisions thereof, granted to Pacific Power & Light Company dated December 11, 1975, recorded January 15, 1976, in Volume M76, page 728, Microfilm Records of Klamath County, Oregon.
3. An appurtenant Well Agreement dated November 3, 1978, recorded November 15, 1978, in Volume M78, page 25719, Microfilm Records of Klamath County, Oregon, by and between Ray K. Coddington and Shirley Jean Coddington, husband and wife, first parties; Douglas Coddington, second party; and Denis L. Crain and Judy C. Crain, husband and wife, third parties. (For maintenance purposes).

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record . . .

this 10 day of Dec. A.D. 19 82 at 11:20 o'clock A.M., and

duly recorded in Vol. M82, of Deeds on 17537

Fee \$8.00

EVELYN BIEHL, County Clerk

By Joyce McQuinn

