

KNOW ALL MEN BY THESE PRESENTS, That

EDWARD R. SMITH

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
 IVAN E. FLEMING and RUBY P. FLEMING, husband and wife
 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 ap-
 pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 1, Block 5, PINE GROVE PONDEROSA, according to the official plat thereof on file
 in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Trust Deed including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein.

Dated: September 22, 1978
 Recorded: September 27, 1978
 Volume: M78, page 21425, Microfilm
 Records of Klamath County, Oregon
 Amount: \$48,000.00

Grantor: Edward Roy Smith and Bonnie L. Smith, husband and wife
 Trustee: William Sisemore
 Beneficiary: Klamath First Federal S&L

The Grantees named above hereby agree to assume and pay the above described Trust Deed. X 283
 (If SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) and assigns forever. R.P.F.

To Have and to Hold the same unto the 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 above and those apparent upon the land, if any, as of the date of this deed

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 \$ exchange
 (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 22nd day of February, 1983; 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)

Edward R. Smith
 EDWARD R. SMITH

STATE OF OREGON,

County of Klamath } ss.
 February 22, 1983

Personally appeared the above named
 EDWARD R. SMITH

and acknowledged the foregoing instru-
 ment to be his voluntary act and deed.

(OFFICIAL
 SEAL)

Notary Public for Oregon
 My commission expires: 6/19/82

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 _____

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 be-
 half of said corporation by authority of its board of directors; and each of
 them acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon
 My commission expires:

(OFFICIAL
 SEAL)

Mr. Edward R. Smith

5014 Marana Dr.
 Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Mr. & Mrs. Ivan E. Fleming
 3572 Pine Tree Dr.
 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 Klamath } ss.

I certify that the within instru-
 ment was received for record on the
 23 day of Feb., 1983
 at 9:02 o'clock A.M., and recorded
 in book M83 on page 2783 or as
 file/reel number 20705

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk
 Recording Officer
 Deputy
 Fee \$4.00