

24302

THIS INDENTURE between Robert Larry Brown, Harry William Brown, Donald Allen Brown, Wayne Charles Brown, Charles Wayne Brown and Kamela May Brown  
(If husband and wife, to indicate)

hereinafter called the first party, and First Service Corporation of Southern Oregon  
hereinafter called the second party; WITNESSETH:

Whereas, the title to the real property hereinafter described is vested in fee simple in the first party, subject to the lien of a mortgage or trust deed recorded in the mortgage records of the county hereinafter named, in book M-81 at page 21105 thereof or as file/reel number (1416141414), reference to said records hereby being made, and the notes and indebtedness secured by said mortgage or trust deed are now owned by the second party, on which notes and indebtedness there is now owing and unpaid the sum of \$ , the same being now in default and said mortgage or trust deed being now subject to immediate foreclosure, and whereas the first party, being unable to pay the same, has requested the second party to accept an absolute deed of conveyance of said property in satisfaction of the indebtedness secured by said mortgage and the second party does now accede to said request;

NOW, THEREFORE, for the consideration hereinafter stated (which includes the cancellation of the notes and indebtedness secured by said mortgage or trust deed and the surrender thereof marked "Paid in Full" to the first party), the first party does hereby grant, bargain, sell and convey unto the second party, his heirs, successors and assigns, all of the following described real property situate in Klamath County, State of Oregon, to-wit:

Lot 8 in Block 106, Buena Vista Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCLUDING THEREFROM that portion conveyed to State Highway Department by instrument recorded November 5, 1956, in Deed Volume 287, page 152, records of Klamath County, Oregon.

together with all of the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining;  
(CONTINUED ON REVERSE SIDE)

GRANTOR'S NAME AND ADDRESS
GRANTEE'S NAME AND ADDRESS
After recording return to:
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
Klamath First Federal S & L
540 Main St.
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,
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/reel number
Record of Deeds of said county.
Witness my hand and seal of County affixed.
By Recording Officer Deputy

TO HAVE AND TO HOLD the same unto said second party, his heirs, successors and assigns forever.  
And the first party, for himself and his heirs and legal representatives, does covenant to and with the second party, his heirs, successors and assigns, that the first party is lawfully seized in fee simple of said property, free and clear of incumbrances except said mortgage or trust deed and further except

that the first party 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, other than the liens above expressly excepted; that this deed is intended as a conveyance, absolute in legal effect as well as in form, of the title to said premises to the second party and all redemption rights which the first party may have therein, and not as a mortgage, trust deed or security of any kind; that possession of said premises hereby is surrendered and delivered to said second party; that in executing this deed the first party is not acting under any misapprehension as to the effect thereof or under any duress, undue influence, or misrepresentation by the second party, or second party's representatives, agents or attorneys; that this deed is not given as a preference over other creditors of the first party and that at this time there is no person, co-partnership or corporation, other than the second party, interested in said premises directly or indirectly, in any manner whatsoever, except as aforesaid.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$  
However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).

In construing this instrument, it is understood and agreed that the first party as well as the second party may be more than one person; that if the context so requires, the singular shall be taken to mean and include the plural; that the singular pronoun means and includes the plural, the masculine, the feminine and the neuter and that, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the first party above named has executed this instrument; if first party is a corporation, it has caused its corporate name to be signed hereto and its corporate seal affixed by its officers duly authorized thereunto by order of its Board of Directors.

Dated February 28, 1983.

Robert Larry Brown

Harry William Brown

Donald Allen Brown

Wayne Charles Brown

Charles Wayne Brown

Kamela May Brown

State of )  
County of ) ss.

Personally appeared the above named Robert Larry Brown and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated, this \_\_\_\_\_ day of \_\_\_\_\_, 1983.

Before me:

Notary Public for \_\_\_\_\_  
My commission expires: \_\_\_\_\_

State of )  
County of ) ss.

Personally appeared the above named Harry William Brown and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated, this \_\_\_\_\_ day of \_\_\_\_\_, 1983.

Before me:

Notary Public for \_\_\_\_\_  
My commission expires: \_\_\_\_\_

State of )  
County of ) ss.

Personally appeared the above named Donald Allen Brown and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated, this \_\_\_\_ day of \_\_\_\_\_, 1983.

Before me:

Notary Public for \_\_\_\_\_  
My commission expires: \_\_\_\_\_

State of )  
County of ) ss.

Personally appeared the above named Wayne Charles Brown and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated, this 18th day of April, 1983.

Before me:

James D. Bacchi  
Notary Public for Oregon  
My commission expires: 10-25-86

State of California  
County of Sacramento ss.

Personally appeared the above named Charles Wayne Brown and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated, this 3rd day of May, 1983.

Before me: Kathleen T. Trainor



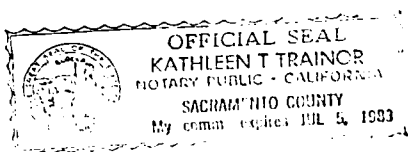
Kathleen T. Trainor  
Notary Public for California  
My commission expires: 7-5-83

State of )  
County of ) ss.

Personally appeared the above named Kamela May Brown and acknowledged the foregoing instrument to be his voluntary act and deed.

Dated, this 3rd day of May, 1983.

Before me: Kathleen T. Trainor



Kathleen T. Trainor  
Notary Public for California  
My commission expires: 7-5-83

STATE OF OREGON; COUNTY OF KLAMATH: ss.

I hereby certify that the within instrument was received and filed for record on the

7th day of June A.D., 1983 at 3:05 o'clock P.M., and duly recorded in

Vol M83 of Deeds on page 8841.

Fee \$12.00

EVELYN DIEHN

COUNTY CLERK

By Lucy Lewis Deputy