24587

KNOW ALL MEN BY THESE PRESENTS, That CHARLES A. NELSON, ALVIN C. NELSON and DONALD M. NELSON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT C. LOOMIS and BARBARA H. LOOMIS

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:

one certain real property, with the renements, hereoficialities and appointmentes thereofind belonging of the country of Klamath and State of Oregon, described as follows, to-wit:

A portion of Lots 5 and 6, Block 45, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, in the Country of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a point in the Southeasterly boundary of Washington Street, which is also the Northwesterly boundary of Lot 6 in Block 45, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, located 15 feet distant Southwesterly from the most Northerly corner of said Lot 6; thence Southwesterly along Washington Street to the line between Lots 5 and 6 in said Block 45; thence Southeasterly along said line between Lots 5 and 6 a distance of 90 feet; thence Northeasterly at right angles to said line between said Lots 5 and 6, a distance of 55.83 feet; thence Northwesterly in a straight line to the point of beginning.

(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

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 encumbrance

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 40,000.00

AN THE WAR AND THE PROPERTY OF THE PARTY OF THE PARTY WASHINGTON OF THE PARTY AND THE 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 7 day of the provisions and to individuals.

if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by . 1983

(If executed by a corporation, offix corporate seal)

STATE OF OREGON,

A. Nelson, Alvin C. Nelson and Donald M. Nelson

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

Belore mile fillerición (OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 2/17/85

Lela in C. Nelson Donald M. Nelson STATE OF OREGON, County of Slama () ss.

Sersonally appeared Oracle () the Community and Market () shows and the county of th each for himself and not one for the other, did say that the former is the president and that the latter is the

and that the seal allixed to the foregoing instrument is the corporation, 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

Notary Public for Oregon My commission expires:

Charles, Alvin, & Donald Nelson Route 1, Box 134 Bonanza, OR 97623

Robert and Barbara Loomis 294 West 11th Street Eugene, OR 97401

Robert and Barbara Loomis 294 West 11th Street Eugene, OR 97401

Until a change is requested all tax statements shall be sent to the fellowing address. Robert and Barbara Loomis 294 West 11th Street Eugene, OR 97401

NAME, ADDRESS, ZIP

STATE OF OREGON,

Klamath County of

secretary of

I certify that the within instrument was received for record on the 15th day of June . 19 83. at 11:39 o'clock A M., and recorded in book/reel/volume No. M 83 on page 9319 or as document fee/file/ instrument/microfilm No. 24587 ... Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk 4.00 fee By Sec. Secre Deputy