

MTA-13174-L

KNOW ALL MEN BY THESE PRESENTS, That FRED W. HEARD and ADAIR E. HEARD, husband
and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ALBERT P. BILKA, JR. and JENNIFER BILKA, 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:

Lot 6, Block 6, ORIGINAL TOWN OF KLAMATH FALLS, formerly Linkville, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY INC.

(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 of record and apparent on the land.

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 \$ 57,300.00.

① However, the actual consideration consists of the methods of the property or value given or promised, which is the whole consideration (and rate which) ② This difference between the symbols of the appearance, should be a detail see ORS 90A.01

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 28th day of November, 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)

Fred W. Heard

Adair E. Heard

STATE OF OREGON,)
) ss.
County of Marion)
November 26, 1983)

STATE OF OREGON, County of Marion) ss.
November 26, 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 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
SEAL)

Notary Public for Oregon
My commission expires:

Personally appeared the above named
Fred W. Heard and Adair E. Heard

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

Before me:
W. C. Perkins
 Notary Public for Oregon

Fred W. Heard and Aclair E. Heard

GRANTOR'S NAME AND ADDRESS

Albert P. Bilka Jr. & Jennifer Bilka
212 High Street
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

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 _____

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.

Recording Officer

By _____ Deputy _____

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: August 6, 1973

Recorded: August 10, 1973

Volume: M73, page 10650, Microfilm Records of Klamath County, Oregon

Amount: \$17,700.00

Grantor: Fred W. Heard and Adair E. Heard, husband and wife

Trustee: William Ganong Jr.

Beneficiary: First Federal Savings and Loan Association of Klamath Falls, Oregon

Said deed of Trust Buyers shall assume and pay in full.

2. This instrument does not guarantee that any particular use may be made of the property described in this instrument. A buyer should check with the appropriate city or county planning department to verify approved uses.

STATE OF OREGON,)

County of Klamath)

Filed for record at request of

on this 28th day of Nov. A.D. 19 83
at 1:48 o'clock P M, and duly
recorded in Vol. M83 of Deeds
Page 20377

EVELYN BIEHN, County Clerk

By [Signature] Deputy

Fee 8.00