

This Indenture Witnesseth, THAT GERALD D. WOLFRAM

hereinafter known as grantor for the consideration hereinafter recited, has bargained and sold, and by these presents does grant, bargain, sell and convey unto GERALD D. WOLFRAM & ARTHUR L. SHIMP as general partners of the Wolfram-Shimp Partnership, their heirs and assigns, the following described premises, situated in Klamath County, Oregon, to-wit:

Lots 9 and 10, Block 1, STEWART ADDITION, In the City of Klamath Falls, Oregon;  
Subject to: Reservation, Restrictions, Easements and Rights of way of record and those apparent on the land;  
Also subject to sewer improvement liens in favor of the City of Klamath Falls, Oregon;  
Also subject to those certain Trust Deed Recorded in Vol. M78 at pages 15898 and 15900 of the Mortgage Records of Klamath County, Oregon, which the Grantor Covenants to pay according to the terms thereof and to hold the Grantees harmless from.

THIS INSTRUMENT DOES NOT QUARENTTEE 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.

The true and actual consideration for this transfer is \$ 34,000.00

The foregoing recitation of consideration is true as I verily believe. TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantee and their heirs and assigns forever. And the said grantor does hereby covenant to and with the said grantees, their heirs and assigns, that Grantor is the owner in fee simple of said premises; that they are free from all incumbrances, except those set forth above, and that he will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal this 11th day of November 1983.

Gerald D. Wolfram (SEAL)  
Gerald D. Wolfram (SEAL)

STATE OF OREGON, County of Klamath ss. 11 November, 1983.  
Personally appeared the above named Gerald D. Wolfram

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

WM. M. GANONG  
NOTARY PUBLIC—OREGON  
MY COMMISSION EXPIRES

Before me,

William M. Ganong  
Notary Public for Oregon.

My commission expires 11-2-86

After recording return to:

**WILLIAM M. GANONG**  
**ATTORNEY AT LAW**  
**1151 PINE STREET**  
**KLAMATH FALLS, OR 97601**

Until a change is requested, all tax statements shall be sent to the following name and address:

Wolfram - Shimp Partnership  
3148 Cortez

Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 4th day of JANUARY, 1984, at 1:10 o'clock P. M., and recorded in book M84 on page 191 Record of Deeds of said County.

Witness my hand and seal of County affixed.

EVELYN BIEHN

County Clerk—Recorder

By Ann Smith

Fee: \$4.00

Deputy

OK  
4.00  
JAN 14 1984