

KNOW ALL MEN BY THESE PRESENTS, That ROBERT L. GABRIELSON and MARIE H. GABRIELSON,

husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM F. PEUKER and SUSAN R. PEUKER, 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:

The N 1/2 of Lot 5, Block 5, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.



(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 as shown on the reverse of this deed and those of record and apparent upon the land, if any, as of the date of this deed,

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 \$ 27,500.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.020.)

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 12th day of June, 1984; 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)

Robert L. Gabrielson

Marie H. Gabrielson

STATE OF OREGON, County of Klamath June 12, 1984

STATE OF OREGON, County of ss. 19

Personally appeared the above named Robert L. Gabrielson and Marie H. Gabrielson

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

a corporation, and that the seal allixed 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.

(OFFICIAL SEAL) Notary Public for Oregon My commission expires: 10-13-86

(OFFICIAL SEAL) Notary Public for Oregon My commission expires:

Form fields for Grantor's Name and Address (Robert L. & Marie H. Gabrielson), Grantee's Name and Address (William F. & Susan R. Peuker, 3133 Altamont, Klamath Falls, OR 97603), and Name, Address, ZIP.

Form fields for 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.

SUBJECT TO:

9913

1. Subject to the requirements and provisions of ORS Chapter 481 pertaining to the registration and transfer of ownership of a Mobile Home and any interest or liens disclosed thereby.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Project and Klamath Irrigation District.
4. Reservations and restrictions as contained in Deed from A. L. Wishard and Erma M. Wishard to Harold V. Dames, recorded in Volume 71, page 334, Deed Records of Klamath County, Oregon, to wit:

"That he will not at any time hereafter, construct upon the lands hereinbefore described any buildings of any kind or description whatsoever at a distance of less than thirty (30) feet from Altamont Drive and that he will not construct or erect upon the lands hereinbefore described any dwelling house which is of a value of less than two thousand (\$2,000.00) dollars. And the right to enter upon and construct irrigation ditches and divert irrigation water along the property lines of the lands hereinbefore described is hereby reserved."

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 13th day of June A.D. 19 84
at 11:32 o'clock A M, and duly
recorded in Vol. M84 of Deeds
Page 9912

EVELYN BIEHN, County Clerk

By [Signature] Deputy

Fee 8.00