

KNOW ALL MEN BY THESE PRESENTS, That

CARL A. HOLMAN and WANDA LYNN HOLMAN,

husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

DANIEL D. EWING and BRENDA K. EWING, 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:

SEE LEGAL DESCRIPTION AS IT APPEARS ON THE REVERSE OF THIS DEED.



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 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 \$ 34,900.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). The balance between the cash and other property or value given or promised is \$0.00.

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 7th day of August, 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)

Donna L. Shepherd for Carl A. Holman
Donna L. Shepherd, as Attorney in fact for

Carl A. Holman and Wanda Lynn Holman

Donna L. Shepherd for Brenda Lynn Holman
Donna L. Shepherd, as Attorney in fact

STATE OF OREGON,

County of Klamath

August 9, 1984

Personally appeared the above named

Donna L. Shepherd, as Attorney in fact

for Carl A. Holman and Wanda Lynn Holman

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 7/13/85

STATE OF OREGON, County of) ss.

, 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

, a corporation,

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 be-

half 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:

CARL A. HOLMAN and WANDA LYNN HOLMAN

GRANTOR'S NAME AND ADDRESS

DANIEL D. EWING & BRENDA K. EWING

963 Ventura St.

Richmond CA 94801

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.

GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of) ss.

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/roll number.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

By Deputy

SPACE RESERVED FOR RECORDER'S USE

A tract of land situated in the S $\frac{1}{2}$ of Government Lot 2, Section 17, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the point of intersection of the North line of the S $\frac{1}{2}$ of said Government Lot 2 and the Northwesterly right of way line of the Chiloquin-Agency Lake Highway said point also being South 89° 27' 34" West 1263.22 feet and South 35° 29' 10" West 409.08 feet from the North quarter corner of said Section 17; thence South 35° 29' 10" West along said right of way line 208 feet; thence South 89° 25' 25" West 208 feet; thence North 7° 30' 34" East 170.82 feet to the North line of the said S $\frac{1}{2}$ of Government Lot 2, thence North 89° 25' 25" East 306.42 feet to the point of beginning, with bearings based on Winema Peninsula Unit No. 1 a duly recorded subdivision. Reference: Recorded Survey No. 1993.

SUBJECT TO:

1. Taxes for the fiscal year 1984-1985, a lien, not yet due and payable.
2. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
3. 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: March 9, 1979

Recorded: March 9, 1979

Volume: M79, page 5502, Microfilm Records of Klamath County, Oregon

Amount: \$32,000.00

Grantor: Carl A. Holman and Wanda L. Holman, husband and wife

Trustee: William Sisemore

Beneficiary: Klamath First Federal Savings and Loan Association

Re-recorded: January 21, 1982 in Volume M82, page 897, Microfilm Records of Klamath County, Oregon

Re-recorded: February 3, 1982 in Volume M82, page 1400, Microfilm Records of Klamath County, Oregon.

The grantees as they appear on the reverse of this Deed agree to assume said Trust Deed and to pay said Trust Deed in full.

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 10 day of Aug. A.D. 19 84

at 8:38 o'clock A M, and duly

recorded in Vol. M84 of Deeds

Page 13772

EVELYN BIEHN, County Clerk

By [Signature] Deputy

Fee 8.00