

KNOW ALL MEN BY THESE PRESENTS, That JODY ALLEN DANFORTH and DIANA LEE DANFORTH

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PAUL ZIERKE and JENNIFER ZIERKE, 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 8, FAIRVIEW ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

MOUNTAIN TITLE COMPANY INC.

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 \$ 25,400.00. However, the actual consideration consists of or includes other property of which full or partial value is the whole part of the consideration (indicate which). 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 19th day of December, 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)

Jody Allen Danforth
Diana Lee Danforth
STATE OF OREGON, County of
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

STATE OF OREGON: California )
County of ) ss.
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Personally appeared the above named Jody Allen Danforth & Diana Lee Danforth and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me Notary Public for Oregon California
My commission expires:

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:

STATE OF CALIFORNIA
COUNTY OF TULARE ss

On this 19th day of December, in the year 1984, before me Karen K. Jones, personally appeared Jody Allen Danforth & Diana Lee Danforth (or proved to me on the basis of satisfactory evidence), personally known to me to be the persons whose names are subscribed to this instrument, and acknowledged that they executed it.
WITNESS my hand and official seal.

KAREN K. JONES
NOTARY PUBLIC
TULARE COUNTY, CALIFORNIA
My Commission Expires Jun. 11, 1985

Notary Public in and for said State
My Commission Expires June 24, 1985

SUBJECT TO:

- 1. Taxes for the fiscal year 1984-1985, partially paid.
- 2. Sewer and water use charges, if any, due to the City of Klamath Falls.
- 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: January 4, 1983  
 Recorded: January 13, 1983  
 Volume: M83, page 680, Microfilm Records of Klamath County, Oregon  
 Amount: \$15,000.00  
 Grantor: Jody Allen Danforth and Diana Lee Danforth, husband and wife  
 Trustee: Alan J. Bell  
 Beneficiary: Pacific West Mortgage Co., an Oregon corporation

The beneficial interest under said Trust Deed was assigned by instrument  
 Recorded: February 3, 1983  
 Volume: M83, page 2900, Microfilm Records of Klamath County, Oregon  
 To: Robert L. Karg or Dorris I. Karg, husband and wife

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.

- 4. 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: January 4, 1983  
 Recorded: January 13, 1983  
 Volume: M83, page 682, Microfilm Records of Klamath County, Oregon  
 Amount: \$9,740.00  
 Grantor: Jody Allen Danforth and Diana Lee Danforth, husband and wife  
 Trustee: Alan J. Bell  
 Beneficiary: Pacific West Mortgage Co., an Oregon corporation

The beneficial interest under said Trust Deed was assigned by instrument  
 Recorded: February 24, 1983  
 Volume: M83, page 2901, Microfilm Records of Klamath County, Oregon  
 To: Lena Menke

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."

*Handwritten notes:*  
 4-11-84  
 4-11-84  
 4-11-84

STATE OF OREGON: COUNTY OF KLAMATH:ss  
 I hereby certify that the within instrument was received and filed for record on the 27th day of December A.D., 1984 at 11:41 o'clock A M, and duly recorded in Vol M84, of      Deeds on page 21443.

Fee: \$ 9.00

EVELYN BIENN, COUNTY CLERK  
 by: [Signature] Deputy