

KNOW ALL MEN BY THESE PRESENTS, That

FRED W. KOEHLER, JR.

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT W. HYATT and JOY M. HYATT, 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 West $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 25, Township 35 South, Range 12, East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. Right of Way Easement, recorded July 8, 1977 in Volume M77, page 12120, for electric transmission and distribution line.
3. Right of Way Easement, recorded July 8, 1977 in Volume M77, page 12121, for electric transmission and distribution line.
4. Right of Way Easement, recorded July 8, 1977 in Volume M77, page 12123, for electric transmission and distribution line.
5. Right of Way Easement, recorded August 10, 1978 in Volume M78, page 17561, for electric transmission and distribution line.

(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 set forth above and apparent upon 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 \$11,000.00. 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 93.030.)

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 _____ day of _____, 19____; 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)

STATE OF OREGON, }
County of Klamath } ss.
November 21, 19 78

Personally appeared the above named Fred W. Koehler, Jr.

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

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 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:

My Commission Expires July 13, 1991

Notary Public for Oregon

My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Robert W. & Joy M. Hyatt
6313 Hamilton Court
Chino, CA 91710

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Robert W. & Joy M. Hyatt
6313 Hamilton Court
Chino, CA 91710

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 11th day of March, 19 85, at 1:19 o'clock P.M., and recorded in book M85 on page 3564 or as file/reel number 46704, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By _____ Deputy

Fee: \$5.00