

FRED L. KELLEY and URSULA E.M. KELLEY, husband and wife

, hereinafter called grantor, convey(s) to

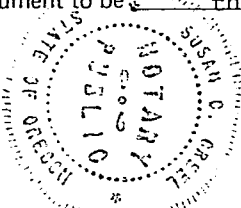
ROGER R. CUMMINS and MARLA J. CUMMINS, husband and wife

all that real property situated in the County  
of Klamath, State of Oregon, described as:

See Attached Exhibit "A"

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
See Attached Exhibit "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 33,191.34.Dated this 8th day of May, 1985.Ursula E. M. Kelley  
Fred L. KelleySTATE OF OREGON, County of Klamath ) ss.On this 31<sup>ST</sup> day of May, 1985 personally appeared the above named  
Fred L. Kelley and Ursula E. M. Kelley and acknowledged the foregoing  
instrument to be their voluntary act and deed.

Before me:

Susan C. Greel  
Notary Public for OregonMy commission expires: 6-21-88

- \* The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- \*\* If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

## WARRANTY DEED (INDIVIDUAL)

TO

After Recording Return to: 4

TAX STATEMENTS TO:

Mr. & Mrs. Roger Cummins  
204 N. Third Street  
Klamath Falls, Ore.  
97601

STATE OF OREGON, )

) ss.

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 \_\_\_\_\_ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By \_\_\_\_\_

Title

Deputy

EXHIBIT "A"

8056

A portion of Lots 1 and 2, Block 6, ORIGINAL TOWN OF LINKVILLE (now City of Klamath Falls), in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the Southwesterly line of Third Street which is Southeasterly along said line a distance of 45 feet from the point of intersection of said line with the line between Lots 1 and 8 in Block 6 of Original Town of Linkville (now City of Klamath Falls), Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon; thence Southwesterly parallel with said line between Lots 1 and 8 a distance of 64 feet 3 inches to a point; thence Northwesterly parallel with said line of Third Street 8 feet; thence Southwesterly parallel with said line between Lots 1 and 8 a distance of 12 feet; thence Southeasterly parallel with said line of Third Street to the Southeasterly line of Lot 2 in said Block 6; thence Northeasterly along the Southeasterly line of Lots 2 and 1 a distance of 76 feet 3 inches, more or less, to the most Easterly corner of Lot 1; thence Northwesterly along the Southwesterly line of Third Street a distance of 75 feet, more or less, to the point of beginning.

Subject to:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Conditions, restrictions as shown on the recorded plat of Original Town of Linkville (now City of Klamath Falls, Oregon).
3. Mortgage, including the terms and provisions thereof, recorded September 29, 1975 in Book M-75 at page: 11818 in favor of State of Oregon, represented and acting by the Director of Veterans' Affairs, which Mortgage the Grantees herein assume and agree to pay according to the terms contained therein.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ..  
this 31st day of May A. D. 19 85 at 3:07 o'clock P M., and  
duly recorded in Vol. 1185, of Deeds on Page 8055

By EVELYN BIEHN, County Clerk  
Fee: \$9.00