

KNOW ALL MEN BY THESE PRESENTS, That JANET KLOPFENSTEIN

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PAUL A. BARKER and ANGELMA O. BARKER, husband and wife 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:

PARCEL 1: Lot 6, Block 25, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

PARCEL 2: A tract of land being a portion of the East 100 feet of Lot 5, Block 25, HILLSIDE ADDITION to the City of Klamath Falls being more particularly described as follows Beginning at a point on the South line of said Lot 5, from which the Southeast corner thereof lies 48.3 feet; thence Northerly at right angles to said South line, 2 feet; thence Westerly parallel to said South line 9 feet; thence Southerly at right angles to said South line, 2 feet to said South line; thence Easterly along said South line 9 feet to the point of beginning.

MOUNTAIN TITLE COMPANY INC.

- continued on the reverse side of this deed -

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

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 \$ 16,000.00

However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 16,000.00

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 10th day of June, 1985; 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)

JANET KLOPFENSTEIN

STATE OF OREGON, County of Klamath, June 10, 1985

Personally appeared the above named JANET KLOPFENSTEIN

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 11/16/87

STATE OF OREGON, County of _____, 19 _____ ss.

Personally appeared _____ and _____

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 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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Janet Klopfenstein

GRANTOR'S NAME AND ADDRESS

Paul A. Barker & Angelma O. Barker

Pt. 3 Box 228 Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

SAME AS 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/reel number _____

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By _____ Recording Officer Deputy

- continued from the reverse side of this deed -

SUBJECT TO:

1. Taxes for the fiscal year 1984-1985, a lien, due and payable.
Amount: \$550.08 plus interest Account No.: 3809-29AD-0800
The Grantees named on the reverse side of this deed do not agree to assume or pay the above described Taxes and the Grantor has agreed to hold Grantees harmless therefrom.
2. Taxes for the fiscal year 1983-1984, delinquent.
Amount: \$494.20 plus interest Account No.: 3809-29AD-0800
The Grantees named on the reverse side of this deed do not agree to assume or pay the above described Taxes and the Grantor has agreed to hold Grantees harmless therefrom.
3. Sewer and water use charges, if any, due to the City of Klamath Falls.
4. Agreement for easement, including the terms and provisions thereof, dated August 31, 1978, and recorded October 10, 1978, in Volume M78, page 22557, Microfilm Records of Klamath County, Oregon, by and between Bruce Matheney and Linda K. Matheney, husband and wife, first parties, Samuel S. Shaw and Daisy M. Shaw, husband and wife, third parties.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record _____

this 10th day of June A.D. 19 85 at 2:48 o'clock P M., and

duly recorded in Vol. M85, of Deeds on Page 8624

EVELYN BIEHN, County Clerk

By *[Signature]*

Fee: \$9.00