

KNOW ALL MEN BY THESE PRESENTS, That EVERETT W. KENASTON and VIOLA E. KENASTON, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by HARRY JORDAN and EMILY C. JORDAN, 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 North one-half less the Easterly 202 feet of Lot 3 in Block 1 of ALTAMONT ACRES, Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

"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."

## 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

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 \$ 15,500.00

However, the actual consideration paid for this transfer includes other property or value given or promised, which is part of the consideration for this transfer. (The sentence between the symbols ①, 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 15th day of July, 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)

EVERETT W. KENASTON

VIOLA E. KENASTON

STATE OF OREGON, County of Klamath ) ss.

1985

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:

Notary Public for Oregon  
My commission expires: 11/16/87

(OFFICIAL SEAL)

STATE OF OREGON

County of Klamath

July 15, 1985

Personally appeared the above named EVERETT W. KENASTON and VIOLA E. KENASTON, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires: 11/16/87

Everett W. Kenaston & Viola E. Kenaston

3941 Barry Ave.  
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

Harry Jordan & Emily C. Jordan

P.O. Box 304  
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

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 \_\_\_\_\_, 1985,

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.

Recording Officer

By \_\_\_\_\_ Deputy

01112  
11213

- continued from the reverse side of this deed -

SUBJECT TO:

1. Taxes for the fiscal year 1985-1986, a lien, not yet due and payable.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Project and Klamath Irrigation District.
4. Reservations and restrictions as set forth in Deed from A. L. Wishard and Erma M. Wishard, to Arlington Ross and Charles Crother, recorded in Volume 71, page 184, Deed Records of Klamath County, Oregon, to wit:  
"do hereby covenant and agree to and with A. L. Wishard and Erma M. Wishard, their heirs, executors, administrators, and assigns, as follows, to wit: That they will not at any time hereafter, construct upon the lands hereinbefore described, hereafter, construct upon the lands hereinbefore described, any buildings of any kind or description whatsoever, at distance of less than thirty (30) feet from Altamont Drive and that they will not construct or erect upon the lands hereinbefore described, any dwelling house which is of a value of less than two thousand dollars (\$2,000.00)."

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_ the 16th day  
of July A.D. 19 85 at 2:12 o'clock P. M., and duly recorded in Vol. M85  
of \_\_\_\_\_ on Page 11212  
By Evelyn Biehn, County Clerk  
Ram Smith

FEE \$9.00

