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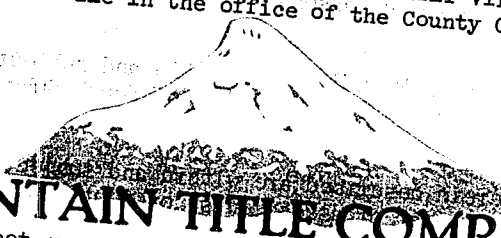
MOUNTAIN TITLE COMPANY INC.

KNOW ALL MEN BY THESE PRESENTS, That

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hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CASEY PHILLIP PRINDIVILLE AND FRANCES MARGARET PRINDIVILLE, 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 8 in Block 16, TRACT 1112, EIGHTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.



# MOUNTAIN TITLE COMPANY INC.

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.

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 those of record and apparent to the land as of the date of this deed and those shown on the reverse side of this document,

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 \$ 74,500.00

However, the actual consideration consists of an inclusion of other property of value of \$100,000.00, which is the whole consideration indicated 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 27th day of September, 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.

Angela C. Corpus  
Angela C. Corpus

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,  
County of Klamath  
September 27, 1985

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
Personally appeared \_\_\_\_\_, 19\_\_\_\_

Personally appeared the above named  
Angela C. Corpus  
and acknowledged the foregoing instrument to be her  
voluntary act and deed.

\_\_\_\_\_ 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.

Notary Public for Oregon  
My commission expires: 11-12-86

Before me,  
Notary Public for Oregon  
My commission expires: 11-12-86

Angela C. Corpus  
2160 ARTHUR ST #11  
KLAMATH FALLS, OR 97603  
GRANTOR'S NAME AND ADDRESS  
Casey P. Frances M. Prindiville  
3821 Chamarada Way  
Klamath Falls, OR 97603  
GRANTEE'S NAME AND ADDRESS  
Klamath 1st Equal S & X  
540 Main St  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP  
Prindiville Co Klamath 1st Equal  
540 Main  
Klamath Falls, OR 97601  
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

MOUNTAIN TITLE COMPANY INC.

SUBJECT TO:

1. Taxes for the fiscal year 1985-1986, a lien, not yet due and payable.
2. Assessments, if any, due to the City of Klamath Falls for water use.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.
4. The premises herein described are within and subject to the statutory powers, including the power of assessments, of South Suburban Sanitary District.
5. The premises herein described are within and subject to the statutory powers, including the power of assessments, of South Suburban Sanitary District.
6. Reservations and easements as contained in plat dedication, to wit: "Subject to: (1) Easements for future public utilities, irrigation and drainage as shown on the annexed plat, easements to provided ingress and egress for construction and maintenance of said utilities, irrigation and drainage; (2) No changes will be made in the present irrigation and/or drain ditches without the consent of the Enterprise Irrigation District, its successors or assigns; (3) A 25 foot building setback line on the front of all lots and a 20 foot building setback line along side street lines; (4) All easements and reservations of record and additional restrictions as provided in any recorded protective covenants."
7. Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded March 25, 1975 in Volume M75, page 3318, Microfilm Records of Klamath County, Oregon.
8. Subject to an 8 foot utility easement over East lot line as shown on dedicated plat.
9. 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 27, 1978  
 Recorded: January 30, 1978  
 Volume: M78, page 1834, Klamath County, Oregon  
 Amount: \$12,000.00  
 Grantor: Angela C. Corpus  
 Trustee: William Sisemore  
 Beneficiary: Klamath First Federal Savings and Loan Association  
 Said Trust Deed grantees as shown on the reverse of this document agree to assume and pay in full.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_  
 of October A.D., 19 85 at 3:23 o'clock P M., and duly recorded in Vol. M85  
 of Deeds on Page 17257

FEE \$9.00

Evelyn Biehn  
 By \_\_\_\_\_

County Clerk

*Pat Smith*