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KNOW ALL MEN BY THESE PRESENTS, That Mary Paddock, husband and wife Theodore J. Paddock and Wayne C. Church and Mary A. Church, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Beginning at a point on the Northerly line of Washington Street, 7.3 feet northeasterly of the Southwest corner of Lot 7 in Block 45 of First Addition to the City of Klamath Falls, Oregon; thence Northeasterly along said Northerly line of Washington Street, 44.8 feet more or less, to the Southeasterly corner of said Lot 7; thence Northwesterly and following the Easterly line of said Lot 7, 110.0 feet to the alley through said Block 45; thence Southwesterly along the Southerly line of said alley 44.8 feet; thence Southeasterly and parallel with the Easterly line of Sixth Street 110.0 feet to the point of beginning

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from incumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 6,800.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration—(indicate which) ① In construing this deed the singular includes the plural as the circumstances may require. Witness grantor's hand this 19 day of July, 1976.

STATE OF OREGON, County of Klamath ss. Personally appeared the above named Theodore J. Paddock and Mary Paddock July 13, 1976 and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *Harlene T. Addington* Notary Public for Oregon My commission expires March 21, 1977

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Special WARRANTY DEED

Theodore J. and Mary Paddock; 430 So. 5th Klamath Falls, Oregon 97601 TO Wayne C. and Mary A. Church 522 Pacific Terrace Klamath Falls, Oregon 97601

AFTER RECORDING RETURN TO

Wayne C Church
1004 Willow Tree Dr
Las Vegas, NV, 89128

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 29th day of October, 1985 at 4:04 o'clock P.M., and recorded in book M85 on page 17629 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn

Klamath County Clerk Title By *John Smith* Deputy

Fee: \$5.00

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Chk 5.00

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