

KNOW ALL MEN BY THESE PRESENTS, That

WILLIAM H. ROWAN AND SANDRA T. ROWAN,

HUSBAND AND WIFE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROGER O. GORDON AND WENDY S. GORDON, 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:

SEE ATTACHED DESCRIPTION SHEET

MOUNTAIN TITLE COMPANY INC.

This instrument will not allow use of the property described in this instrument in violation of the provisions of the Uniform Gifts to Minors Act, 1949, or the Uniform Transfers to Minors Act, 1954, or any other law, and a person acquiring fee title to the property should check with the appropriate city or county planning department to verify approved uses."

(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 those of record as of the date of this deed and those shown on the attached page ,

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 \$ 39,500.00

However, the actual consideration consists of two parcels of real property, one of which is described in the attached description sheet, and the other is described in the attached description sheet. (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 1 day of November, 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)

William H. Rowan

William H. Rowan

STATE OF OREGON,

County of Klamath

November 1, 1985

Sandra T. Rowan

STATE OF OREGON, County of Klamath, 1985

Personally appeared

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Personally appeared the above named William H. Rowan & Sandra T. Rowan

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

Before me: Notary Public for Oregon

(OFFICIAL SEAL)

My commission expires: 6-16-88

William H. & Sandra T. Rowan

449 Laguna St
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

Roger O Gordon & Wendy S. Gordon
6041 Climax Avenue
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal

540 Main Street

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Gordon's c/o

Klamath First Federal

540 Main Street, Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

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.

By Recording Officer
Deputy

EXHIBIT "A" DESCRIPTION

18117

A portion of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point 720 feet East and 1237.5 feet North of an iron pin driven into the ground on property of Otis V. Saylor at the Southwest corner of NW $\frac{1}{4}$ of section 1, Township 39 South, Range 9 East of the Willamette Meridian, which iron pin is 30 feet East of the center of a road intersecting the Klamath Falls-Lakeview Highway from the North, and 30 feet North of the center of said highway; thence East a distance of 198 feet more or less to a $\frac{1}{2}$ " iron pipe approximately 30" long drive in the ground, which is the True Point of Beginning of this description; thence North 132 feet to an iron pin; thence East 80 feet to an iron pin; thence South 132 feet to an iron pin; and thence West 80 feet to the true point of beginning.

SUBJECT TO THE FOLLOWING:

1. Taxes for the fiscal year 1985-1986, a lien, due and payable. Amount: Unavailable Account No.: 3909-01BB-4100 Key No.: 507142

Any additional taxes which are not shown as existing liens by the public records and may be levied at a later date.

2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.

3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of November A.D., 19 85 at 3:18 o'clock P M., and duly recorded in Vol. M85
of _____ Deeds on Page 18116

FEE \$9.00

Evelyn Biehn County Clerk
By _____

Don Smith