

KNOW ALL MEN BY THESE PRESENTS, That BERT T. KING, JR.hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
RICHARD C. MC COLLAM, 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 54, FAIR ACRES SUBDIVISION NO. 1, according to the official plat thereof on file in
the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM that
portion conveyed to Klamath County for the widening of Homedale Road recorded December 5,
1963, in Volume 357, page 511, Deed Records of Klamath County, Oregon.

"This instrument will not allow use of the property described in this instrument in
violation of applicable land use laws and regulations. Before signing or accepting this
instrument, the person acquiring fee title to the property should check with the appropriate
city or county planning department for any applicable zoning or other regulations."

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 \$ 47,213.55
~~THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$ 47,213.55~~
~~THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$ 47,213.55~~

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 9th day of January, 1986;
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)

STATE OF OREGON, County of Klamath,
Personally appeared the above named
BERT T. KING, JR.

STATE OF OREGON, County of _____, 19____

Personally appeared _____

and
who, being duly sworn,
each for himself and not one for the other, did say that the forsworn 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 be-
half 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)

Notary Public for Oregon

My commission expires: 11/16/87(OFFICIAL
SEAL)

Bert T. King, Jr.

GRANTOR'S NAME AND ADDRESS

Richard C. McCollam

P.O. Box 737

Chiloquin, OR 97624

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 _____

I certify that the within instru-
ment was received for record on the
day of _____, 19____

at _____ o'clock M., and recorded
in book _____ on page _____ or as
file/real 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 1985-1986, a lien, due and payable.
Amount: \$247.96 Unpaid Balance: \$65.35 plus interest
Account No. 2802-257B-0100 Key No.: 452283
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.
4. Reservations as contained in instrument recorded July 16, 1929, in Volume 2, page 561, Deed Records of Klamath County, Oregon, to wit:
"Excepting and reserving to the first parties, their heirs and assigns, the right at any time to construct, build, and erect ditches, telephone lines, telegraph lines, and electric power lines in and upon said premises, and to keep and maintain the same."
5. 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: November 9, 1983
Recorded: November 9, 1983
Volume: M83, page 19322, Microfilm Records of Klamath County, Oregon
Amount: \$43,000.00
Grantor: Bert T. King, Jr.
Trustee: Mountain Title Company, Inc.
Beneficiary: Thomas O. Hale and Ruby J. Hale, husband and wife

The Grantees named on the reverse side of this deed hereby agree to assume and pay the above described Trust Deed.

STATE OF OREGON COUNTY OF KLAMATH ss.

Filed for record at request of _____ the _____th day
of _____ A.D. 19 86 at 2:31 o'clock P. M. and duly recorded in Vol. 186
of _____
of _____
By Evelyn Biehn, County Clerk
Pam Smith

FEE \$9.00