

61146

KNOW ALL MEN BY THESE PRESENTS, That LEE MICHAEL CHEYNE and MARY EDNA CHEYNE, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by STEVE & LONI GATES, INC., dba Deschutes Investment & Loan, 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 9, Block 2, FAIRVIEW ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Taxes for the fiscal year 1985-1986 due and payable. Account No.: 3809-29DB-9500
 - Original Amount: \$265.25, Unpaid Balance: \$176.83, plus interest
 2. Real Estate Contract, including the terms and provisions thereof,
- Dated: October 14, 1980
Recorded: October 16, 1980
Volume: M80, page 20188, Microfilm Records of Klamath County, Oregon
Vendor: Lee Michael Cheyne and Mary Edna Cheyne, husband and wife
Vendee: Charles W. Roller and Kay Roller, husband and wife

MOUNTAIN TITLE COMPANY

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 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 as shown above and those of record and apparent upon the land, if any, as of the date of this deed, 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 \$ 7,120.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.7)

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 1st day of May, 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

5/1, 1986

Personally appeared the above named

LEE MICHAEL CHEYNE & MARY EDNA CHEYNE

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

Notary Public for Oregon
My commission expires: 8/16/88

LEE MICHAEL CHEYNE & MARY EDNA CHEYNE

GRANTOR'S NAME AND ADDRESS

STEVE & LONI GATES, INC., dba DESCHUTES
INVESTMENT & LOAN
P. O. Box 9, LaPine, OR 97735

GRANTEE'S NAME AND ADDRESS

After recording return to:

MOUNTAIN TITLE COMPANY

NAME, ADDRESS, ZIP

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

NO CHANGE

NAME, ADDRESS, ZIP

STATE OF OREGON, County of

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:

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 7th day of May, 1986, at 1:50 o'clock P.M., and recorded in book M86 on page 7907 or as file/reel number 61146. Record of Deeds of said county. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
By Pam Smith, Recording Officer Deputy

Fee: \$10.00