

KNOW ALL MEN BY THESE PRESENTS, That EDWIN LOWELL BARGER and GOLDIE FERN

BARGER, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DANIEL WEBSTER

CAUDEL and BILLIE LOUISE CAUDEL, 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:

The West one-half of Tract 20 in Block 3 of FIRST ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, excepting therefrom the South 5 feet thereof conveyed to Klamath County for road purposes by instrument recorded October 18, 1963 in Volume 348, page 571, Deed Records of Klamath County, Oregon.

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 on the reverse of this deed and those of record and 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 \$ 10,446.00. ~~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 33.030.)~~

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 3rd day of June, 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)

Edwin Lowell Barger

Goldie Fern Barger

STATE OF OREGON, County of) ss.

STATE OF OREGON,)
County of Klamath) ss.
6/3, 1986

Personally appeared _____ and

each for himself and not one for the other, did say that the former is the _____ who, being duly sworn, president and that the latter is the _____ secretary of

_____, a corporation, 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:

Notary Public for Oregon

My commission expires: 8/16/88

EDWIN LOWELL BARGER & GOLDIE FERN BARGER

GRANTOR'S NAME AND ADDRESS

DANIEL WEBSTER CAUDEL & BILLIE LOUISE CAUDEL

3221 Delaware, Klamath Falls, OR 97601

After recording return to:

GRANTEE

NAME, ADDRESS, Z P

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

GRANTEE

NAME, ADDRESS, Z P

STATE OF OREGON,) ss.

County of _____

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

6139 9965

6139

9611

SUBJECT TO:

1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
2. Reservations, restrictions and easements, including the terms and provisions thereof, as contained in instrument recorded November 28, 1936 in Volume 107, page 497, Deed Records of Klamath County, Oregon, Manhattan Company, grantor and F. L. Weaver, et ux, grantee, to wit:
 "The right is hereby reserved to enter upon, construct and maintain irrigation ditches for the purpose of conveying irrigation water along the property lines of the above described property." (covers additional property)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
 of June A.D., 19 86 at 8:56 o'clock A M., and duly recorded in Vol. M86
 of Deeds on Page 9610

FEE \$14.00

By Evelyn Biehn, County Clerk *[Signature]*

