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TO HAVE AND TO HOLD the same unto said second party, his heirs, successors and assign (breve). And the first party, for himself and his heirs and legal representatives, does covenant to and with the second And the first party, for himsen and his heirs and regal representatives, does covenant to and with the second party, his heirs, successors and assigns, that the first party is lawfully seized in fee simple of said property, free and clear of incumbrances except said mortgade or frust deed and further except Trust Deed recorded Aug. 26, 1971 M71, pg. 9069 Microfilm Records of Klamath County, Or., wherein Klamath County Title Co. appr trustee for United States National Bank of Oregon; beneficial interest therein assigned to Net: itan Life Ins. Co. as recorded Feb. 4, 1972 in Vol. M72, pg.1321 Microfilm Records of Klamath Co that the first party will warrant and forever belend the above granted premises, and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, other than the liens above expressly excepted; that this deed is intended as a conveyance, absolute in legal effect as well as in form, of the title to said premises to the second party and all redemption rights which the first party may have therein, and not as a mortgage, trust deed or security of any kind; that possession of said premises hereby is surrendered and delivered to said second party; that in executing this deed the first party is not acting under any misapprehension as to the effect thereof or under any duress, undue influence, or misrepresentation by the second party, or second party's representatives, agents or attorneys; that this deed is not given as a preference over other creditors of the first party and that at this time there is no person, co-partnership or corporation, other than the second party, interested in said premises directly or indirectly, in any manner whatsoever, except as aforesaid.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 19,962.75----⁽¹⁾However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which)."

In construing this instrument, it is understood and agreed that the first party as well as the second party may be more than one person; that if the context so requires, the singular shall be taken to mean and include the plural; that the singular pronoun means and includes the plural, the masculine, the feminine and the neuter and that, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply

IN WITNESS WHEREOF, the first party above named has executed this instrument; if first party is a corporation, it has caused its corporate name to be signed hereto and its corporate seal allix authorized thereunto by order of its Board of Directors.

, 19 86 . THIS INSTRUMENT WILL NOT ALLOW USE THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY SCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE L/ USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPT THIS INSTRUMENT. THE PERSON ACQUIRING FEE TITLE TO PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES. THE PROPERTY DE.

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STATE OF OREGON,	(ORS 194.570)			
County of Klasmath) ss. 57	TATE OF OREGON, Count)55.
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My commission expires: //	20/8-9 My	commission expires:		(SEAL)
NOTE the tentence between the symbols (), if not a	plicable, should be deleted	. See ORS 93.030.	(If exec	uled by a corporation, affix corporate seal)

STATE OF OREGON: COUNTY OF KLAMATH: SS.

Filed for record at request	of
	A.D., 19 <u>86</u> at <u>4:39</u> o'clock <u>P</u> M., and duly recorded in Vc!. <u>15th</u> day of <u>Deeds</u>
	of Deeds Octock _PM., and duly recorded in VolM86,
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