

OK

70340

KNOW ALL MEN BY THESE PRESENTS, That
DORA L. WATKINShereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
HERB SUTTON, hereinafter calledthe 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:
Lots 2 Block 9; Lots 6, 7, 8, 9, 10 and 11 Block 7, all in Arrowhead Village, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

SUBJECT TO:

1. Agreement recorded February 15, 1924, in Volume 63 page 460, Deed Records of Klamath County, Oregon
2. Right of way recorded October 31, 1955, in Volume 278 page 510, Deed Records of Klamath County, Oregon
3. Reservations and restrictions in the dedication of Arrowhead Village
4. Declaration of Restrictions for Arrowhead Village recorded October 26, 1967, in Volume M67 page 8359, as amended by instrument recorded August 13, 1970, in Volume M70 page 7024, and re-recorded August 13, 1970, in Volume M70 page 7609, Deed Records of Klamath County, Oregon

(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

As set forth hereinabove

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 \$ 25,000.00 .
However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) (The sentence between the symbols (), 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 10th day of January, 1987;
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.

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.

STATE OF OREGON,

County of Klamath
January 10, 1987

ss.

Personally appeared the above named
Dora L. Watkins

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires: 4/18/87

STATE OF OREGON, County of

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) ss.

Personally appeared

and

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:

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

) ss.

County of Klamath

I certify that the within instrument was received for record on the 13th day of January, 1987, at 2:24 o'clock P. M. and recorded in book/reel/volume No. M87 on page 575 or as fee/file/instrument/microfilm/reception No. 70340, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Berntha A. Helbach Deputy

Fee \$10.00

After recording return to:

Herb Sutton
P. O. Box 3216
Central Point, Or. 97502
NAME, ADDRESS, ZIP

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

Herb Sutton
P. O. Box 3216
Central Point, Or. 97502
NAME, ADDRESS, ZIP