

KNOW ALL MEN BY THESE PRESENTS, That

DANIEL O. BENSON and CATHY J. BENSON, husband and wife

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

JOSEPH I. GLASSCOCK and KATHLENE A. GLASSCOCK, husband and wife

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 3, EXCEPTING the Westerly 15 feet thereof and the W $\frac{1}{2}$ of Lot 4, GRACE PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Trust Deed, including the terms and provisions thereof, dated November 2, 1987, and recorded November 5, 1987, in Volume M87, page 20085, Microfilm Records of Klamath County, Oregon, in favor of Town & Country Mortgage, Inc., an Oregon Corporation who subsequently assigned their interest to Liberty Mortgage Company, as Beneficiary. The Grantees herein do not agree to assume nor pay the above described Trust Deed and the Grantors herein agree to hold the Grantees harmless therefrom.

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 all those of record and those stated above 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 \$ 85,000.00

~~OTHER EXISTING ENCUMBRANCES, INCLUDING MORTGAGES, DEEDS OF TRUST, EASEMENTS, RIGHTS OF WAY, AND OTHER INTERESTS IN THE PROPERTY, ARE HEREBY RELEASED AND FOREVER GUARANTEED AGAINST BY THE GRANTOR.~~

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 6th day of November, 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.

(If executed by a corporation
affix corporate seal)

DANIEL O. BENSON

CATHY J. BENSON

STATE OF OREGON, County of _____) ss.

Personally appeared _____ and

who, being duly sworn,

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 _____

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: 11/16/87

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

STATE OF OREGON

County of Klamath

November 6, 1987

Personally appeared the above-named
DANIEL O. BENSON and CATHY J. BENSON

and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 11/16/87

DANIEL O. BENSON and CATHY J. BENSON

7136 Rosaria Place
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

JOSEPH I. GLASSCOCK and KATHLENE A. GLASSCOCK

15109 Broyles
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

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:

DANIEL O. BENSON and CATHY J. BENSON

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
10th day of November, 1987,
at 3:59 o'clock P.M., and recorded
in book M87 on page 20473, or as
file/reel number 81469,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By P. Smith Deputy

Fee: \$10.00