

KNOW ALL MEN BY THESE PRESENTS, That DAVID L. GIBSON & ALISA A. GIBSON, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARK D. FOSTER

, 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: All of Lot "H", Block 69, NICHOLS 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, and a 10 foot strip off the Southwesterly side of Lot "A" in said Block 69, said 10 foot strip adjoining Lot "H". Tax Account No. 3809-29DC-3900

Subject to: Liens and encumbrances of record, including Trust Deed in favor of Peoples Mortgage Company, recorded in Volume M80, page 10180, Microfilm Records of Klamath County, Oregon, which buyer herein agrees to assume and pay in full.

## 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 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 \$ 23,129.67. However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration for this transfer, which is hereby acknowledged and recorded for the purpose of recording this deed.

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 11th day of December, 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)

David L. Gibson

Alisa A. Gibson

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

STATE OF OREGON, ) ss.

County of Klamath

12/9, 1987

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 \_\_\_\_\_, 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:

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

(OFFICIAL SEAL)

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

(OFFICIAL SEAL)

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

(OFFICIAL SEAL)

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

(OFFICIAL SEAL)

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

(OFFICIAL SEAL)

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

(OFFICIAL SEAL)

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

(OFFICIAL SEAL)

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

Personally appeared the above named David L. Gibson & Alisa A. Gibson

DAVID L. & ALISA A. GIBSON

2144 Gary St  
Klamath Falls OR 97603

GRANTOR'S NAME AND ADDRESS

MARK D. FOSTER

1021 McKinley

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

GRANTEE

NAME, ADDRESS, ZIP

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

GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 11th day of December, 1987, at 3:10 o'clock P. M., and recorded in book M87 on page 22270 or as file/reel number 82503.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By P. Ames Smith Deputy

Fee: \$10.00