

KNOW ALL MEN BY THESE PRESENTS, That
CYNTHIA GALLAGHER who acquired title as CYNTHIA A. DIMICK
hereinafter called the

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOSEPH FREDERICK DERRY, JR. and GINGER LEE DERRY, 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:

The East 40 feet of Lot 1 in Block 10, FIRST ADDITION TO CHILOQUIN, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southeast corner of said Lot 1; thence West along the South line of said Lot, 40 feet; thence North 74.4 feet parallel to the East line of said Lot, to the North line of said Lot; thence East ~~of~~ said North line 40 feet to the Northeast corner of said Lot; thence South along the East line of said Lot, 74.4 feet to the place of beginning.

Klamath County Tax Account #3407-34DD-3400.

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

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 apparent upon the land, if any, as of the date of this deed, and that said grantor will warrant and forever defend the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 45,000.00

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 45,000.00

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 13th day of June, 1988; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized therefor, in order of its board of directors.

(If executed by a corporation)

STATE OF OREGON,)
County of Klamath) ss
Time 12:00)

Personally appeared the above named
CYNTHIA CALLAGHER

and acknowledged the foregoing instru-
ment to be

(OFFICIAL

Before me: Kristi L. Redd

Notary Public

My commission expires: 11/12/19

CYNTHIA GALLAGHER
P.O. Box 222
Chiloquin, OR 97604

OR 97024

GRANTOR'S NAME AND ADDRESS
JOSEPH FREDERICK DERRY, JR. and GINGER LEE DERRY

Return to:

[illegible]

NAME, ADDRESS, ZIP

ange is requested all tax statem

.....

STATE OF OREGON, County of.....

....., 19.....
 Personally appeared

..... 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

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:

Notary Public for Oregon
My commission expires _____

STATE OF OREGON, }
County of Klamath } ss.

I certify that the within instrument was received for record on the 14th day of June, 1988, at 4:04 o'clock PM, and recorded in book M88 on page 9238 or as file/reel number 88235

..... Evelyn Biehn, County Clerk.
Recording Officer

ВУ/