ORM No. 690-DEED, WARRANTY (Survivership) (Ing pl or Corporate). 19829K WARRANTY DEED-SURVIVORSHIP JR. ALL MEN BY THESE PRESENTS, That E. T. CHARLES AND VIRGINIA A. CHARLES KNOW hereinafter called the grantor, tor the consideration hereinafter stated to the grantor paid by BOB COWBROUGH, LONNIE BROOKS and RICHARD HANLIN hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of State of Oregon, to wit and the County of State of Oregon, to wit and the county of State of State of Oregon, to wit and the county of State of S Highway 427 and North of Lake Forest Road, Section 18, Township 35 South, Range 7 East of the Willamette Meridian, in the County of Klamath. State of Oregon Klamath, State of Oregon, dtamath, State of Viamath, State of Oregon, dtamath, State of State EXCEPTING THEREFROM a portion of Lot 3 described as follows: Beginning at the Na corner of said Section 18, which is also the Northeast corner of said Lot 3; thence North 89° 41' 26" West a distance of 516.48 feet to the Easterly line of State Highway 427; thence South 0° 51' 56" East along said line a distance of 255.5 feet; thence East a distance of 511.91 feet to the East line of said Lot 3; (continued on reverse) (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns ഹ and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees. And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are free from all encumbrances and that grantor will warrant and forever detend 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 \$ 38,500.00 the whole part of the considerations (indicate which).⁽⁾ (The sentence between the symbols⁽⁾, it 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 12th day of March , 19.82 ; 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. Jr.0 les , Virginia A. Charles UMginia G. Charles (If executed by a corporation, affix corporate seal) STATE OF OREGON, County STATE OF OREGON, County of Deschutes Personally appearedwho, being duly sworn, March each for himself and not one for the other, did say that the former is the Personally appeared the above named..... president and that the latter is the A. Charles and acknowledged the foregoing instrusecretary 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 be-half 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 Motory Public for Oregon My commission emission for the second second My commission emission for the second sec Before me: (OFFICIAL SEAL Notary Public for Oregon E OF My commision expires 12-04-83 My commission expires: E. T. Charles/and Virginia A. Charles 2721 Forest Court STATE OF OREGON, SS. County of I certify that the within instru-Redmond, OR ment was received for record on the GRANTOR'S NAME AND ADDRESS Bob Cowbrough, Lonnie Brooks, Richard Hanlin - P.O. Box 1786 in book/reel/volume No.....on Roseburg, OR 97470 page.....or as document/fee/file/ SPACE RESERVED GRANTEE'S NAM FOR instrument/microfilm No. After recording return to: RECORDER'S USE Record of Deeds of said county. Witness my hand and seal of County affixed. NAME, ADDRESS, ZIF Until a change is requested all fax statements shall be sent to the following address. TITLE NAME ByDeputy NAME, ADDRESS, ZIP

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