

KNOW ALL MEN BY THESE PRESENTS, That JOIE D. HAMBLIN & TERRY D. HAMBLIN, as tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by GUSTEL H. BERNHARD, 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:

see reverse

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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, covenants, conditions, restrictions, easements, those of record and apparent to the land 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 \$ 30,260.00. 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 20 day of June, 1988, 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)

Joie D. Hamblin
Joie D. Hamblin

Terry D. Hamblin
Terry D. Hamblin

STATE OF OREGON, County of Klamath, ss.

STATE OF OREGON, }
County of Klamath } ss.
June 20, 1988

Personally appeared the above named
Joie D. Hamblin and
Terry D. Hamblin

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 6-16-92

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Hamblin
3520 Hilyard Ave
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

Bernhard
3502 Hilyard Ave
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

Bernhard

NAME, ADDRESS, ZIP

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

Bernhard

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19_____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____.

Record of Deeds of said county. Witness my hand and seal of County affixed.

Recording Officer

By _____ Deputy

SPACE RESERVED
FOR
RECORDER'S USE

MOUNTAIN TITLE COMPANY

LEGAL DESCRIPTION

A portion of Lots 19 and 20, Block 5, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Northerly line of said Lot 20, which point is distant 75 feet Easterly from the Northwest corner thereof; thence Southerly at right angles to the Northerly line of Lot 20, 214.7 feet, more or less, to a point on the Southerly line of aforesaid Lot 19; thence Easterly along the Southerly line of Lot 19, 75 feet; thence Northerly at right angles to the Southerly line of Lot 19, 214.7 feet, more or less, to a point on the Northerly line of said Lot 20; thence Westerly 75 feet along the Northerly line of Lot 20 to the point of beginning.

EXCEPTING therefrom that portion conveyed to Klamath County for road purposes in Volume 331 at page 476, Deed Records of Klamath County, Oregon.

Tax Account No.: 3909 010AB 03400

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co.
of June A.D., 19 88 at 9:39 o'clock A. M., and duly recorded in Vol. M88
of Deeds on Page 9532

FEE 13.00

Evelyn Biehn - County Clerk
By Pauline Mueland