FORA Ne. 633-WARRANTYC FEO(Individuel or Carporet	-K. 10748
KNOW ALL MEN BY THESE P HARRY R. WAGGONER and NC hereinafter called the grantor, for the cons GEORGE H.	WARRANTY DEED VOI. MSS LAW PUBLISHING CO. PORTLAND. O VOI. MSS Page
assigns the	sell and convey unto the said grantee and grantee's heirs, successors e tenements, hereditaments and appurtances
	and hereto
2	
To Have and to Hold the same unto t And said grantor hereby covenants to grantor is lawfully seized in fee simple of the except as set forth in Exhi	IFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE the said grantee and grantee's heirs, successors and assigns forever. and with said grantee and grantee's heirs, successors and assigns, that above granted premises, free from all encumbrances ibit "A" attached hereto
The true and actual consideration paid However, the actual consideration paid	and that pt those claiming under the above described encumbrances. of or this transfer, stated in terms of dollars, is \$ 60,000.00
In constraining this deed and where the constraining this deed and where the constraining this deed and where the constraining the implied to make the provisions. In Witness Whereof, the grantor has exect a corporate grantor, it has caused its name to the of its board of directors.	ef-or-includes other property or value given or promised which is sentence between the symbols 4 if not opplicable chould be deleted. See OFS 23.030.) _ the text so requires, the singular includes the plural and all grammatical is hereof upply equally to corporations and to individuals. The signed and seal affixed by its officers of the plural and seal affixed by its officers of the signed and seal affixed by its officers of the second sec
ar of the Consideration (indicate which). C (These In construing this deed and where the co- hanges shall be implied to make the provisions In Witness Whereof, the grantor has exect a corporate grantor, it has caused its name to "de" of its board of directors.	ef or includes other, proparty, or value given or promised which is sentence between the symbols a it not complicable, chould be deleted see OFS cance) a hereof apply equally to corporations and to individuals. The singular this 19th day of April , 1979; be signed and seal affixed by its officers, duly authorized thereto by Harry R. Waggoner
Arr of the Consideration (indicate which). C (These In construing this deed and where the co- hanges shall be implied to make the provisions In Witness Whereof, the grantor has exect a corporate grantor, it has caused its name to "der of its board of directors. **eculed by a corporation, * torporate seell ATE OF OREGON,	ef or includes other, proparty, or value given or promised which is sentence-between the symbols file of opplicable chould be deleted. See OFS 20.00.) thereof upply equally to corporations and to individuals. the signed and seal affixed by its officers, duly authorized thereto by Harry R. Waggoner Norma E. Waggoner STATE OF OREGON, County of Personally appeared
ATE OF OREGON, County of Klamath Standard for above named HARRY R. WAGGONER, husband NORMA E, WAGGONER, husband NORMA E, WAGGONER, husband NORMA E, WAGGONER, husband	et or includes other, proparty, or value given or promised schich is sentence between the symbols a it not opplicable, chould be deleted. See OFS 20.00.) sentext so requires, the singular includes the plural and all grammatical suited this instrument this 19 th day of April , 19.79; be signed and seal affixed by its officers, duly authorized thereto by Harry R. Waggoner Norma E. Waggoner STATE OF OREGON, County of
Art of the Consideration (indicate which) C (These In construing this deed and where the con- hanges shall be implied to make the provisions In Witness Whereof, the grantor has execu- a corporate grantor, it has caused its name to rder of its board of directors. Westled by a corporation, storporate seel) ATE OF OREGON, County of Klamath (st. Fersonally appeared the above named HARRY R. WAGGONER and NO RMA E: WAGGONER, husband ATI WITRA science/ the foregoing insta- to be schelp voluntary act and dad. PI - Before met IC AL Transact M- Deet	et-or includes other, proparty, or value given or promised schich is sentence between the symbols a it net opplies blocklowed be deleted. See OFS 20.000) of sentence between the symbols a it net opplies blocklowed be deleted. See OFS 20.000) of sentence between the singular includes the plural and all grammatical sentext so requires, the singular includes the plural and all grammatical sentence between the singular includes the plural and all grammatical sentext so requires, the singular includes the plural and all grammatical sentence between this 19 th day of April 1, 19.79; be signed and seal affixed by its officers, duly authorized thereto by Harry R. Waggoner Norma E. Waggoner Norma E. Waggoner Norma J. S. Personally appeared and each lor himsell and not one for the other, did say that the former is the secretary of and that the seal affixed to the foregoing instrument is the corporation, of said corporation and that said instrument was signed and sealed in be- them acknowledged said instrument to be its voluntary act and deed.
art of the Consideration (indicate which) C (These In construing this deed and where the con- hanges shall be implied to make the provisions In Witness Whereof, the grantor has execu- a corporate grantor, it has caused its name to rder of its board of directors. Weenled by a corporation, is torporate scall ATE OF OREGON, County of Klamath) st. County of Klamath) st. Personally appeared the above named HARRY R. WAGGONER and NORMA E, WAGGONER, husband and withed scienowledged the foregoing instru- to be schelp voluntary act and deed Plice the Lp voluntary act and deed Notary Public for Oregon My commission expires: 1-28-11	et-or includes other, proparty, or value given or promised which is sentence between the symbols file to opplicable chould be deleted. See OFS 93.030.) a hereof upply equally to corporations and to individuals. b hereof upply equally to corporations and to individuals. b hereof and seal affixed by its officers, duly authorized thereto by Harry R. Waggoner Norma E. Waggoner Norma E. Waggoner STATE OF OREGON, County of 19. Personally appeared and that the seal affixed to the other, did say that the former is the president and that the latter is the secretary of and that the seal affixed to the foregoing instrument is the corporate seal half of said corporation and that said instrument to be its voluntary act and deed. Before me: Notary Fublic for Oregion My convision and:
ATE OF OREGON, County of Klamath 51, Construint of the above named Harry R. WAGGONER and Notary Public for Oregon My commission expires: 7-28-11 ARRY R. WAGGONER and DRMA E. WAGGONER and North Eldorado Ave anath Farges, Marry Oregoness 9,7605	ef-or-includes other proparty or value given or promised which is sentence between the symbols 2, it not comparised to challed a See OES 23.0.0.)
ATE OF OREGON, Low Comporation (indicate which) C (There In construing this deed and where the con- hanges shall be implied to make the provisions In Witness Whereof, the grantor has execu- a corporate grantor, it has caused its name to a corporate grantor, it has caused its name to a corporate grantor, it has caused its name to the of its board of directors. Weekled by a corporation, to perform seeil ATE OF OREGON, County of Klamath St. Soundy of Klamath St. Soundy of Klamath St. Soundy of Klamath St. Soundy of Klamath St. Personally appeared the above named HARRY R. WAGGONER and NORMA E, WAGGONER, husband and With decknowledged the foregoing instru- to be the LD Voluntary act and did. Pli Below melling Control of Oregon My commission expires: 1-28-11 ARRY R. WAGGONER and DRMA E. WAGGONER AND ARRY R. WAGGONER AND MARY R. WAGGONER AND	ef-or includes, stated in terms of dollars, is \$ 60,000.00 sentence between the symbols with our promised which is sentence between the symbols with our promised which is intext so requires, the singular includes the plural and all grammatical is hereof apply equally to corporations and to individuals. suited this instrument this 19th day of <u>April</u> , 1979; be signed and seal affixed by its officers, duly authorized thereto by Harry R. Waggoner Norma E. Waggoner Norma E. Waggoner Norma E. Waggoner Marry R. Waggoner Marry R. Jack Margoner Morma E. Waggoner Morma E. Waggoner State Corporation A. Second Second My convision expires: STATE OF OREGON. State Morma Second of the within instru- ment was received for record on the day of
ATE of the Consideration (indicate which) C (These In construing this deed and where the con- hanges shall be implied to make the provisions In Witness Whereof, the grantor has exect a corporate grantor, it has caused its name to the of its board of directors. ATE OF OREGON, County of Klamath St. County of Klamath St. County of Klamath St. Sound of the above named HARRY R. WAGGONER and NORMA E: WAGGONER, husband and withed science instru- to be the LD Voluntary act and ded. Plice the LD Notary Public for Oregon My commission expires: 1-28-191 ARRY R. WAGGONER and DRMA E. WAGGONER and DRMA E. WAGGONER and DRMA E. WAGGONER and Notary Public for Oregon My commission expires: 1-28-191 ARRY R. WAGGONER and DRMA E. WAGGONER (Lama the Fargers Maggoness 97601) OFGE H. PROCTOR and ROBERT D. CKETT, 280 Main Street, Klama ding return to: antees above named	ef-or-includes_other_proparty_or value given or promised which is remence between the proparty_or value given or promised which is remence between the symbols 5 it not opplicable should be duleted. See OES 20 20 2) a hereod apply equally to corporations and to individuals. a hereod apply equally to corporations and to individuals. b be signed and seal affixed by its officers, duly authorized thereto by Harry R. Waggoner Norma E. Waggoner Norma E. Waggoner Norma E. Waggoner Norma E. Waggoner Norma M. (1997) Personally appeared and the seal affixed to the other, did say that the former is the president and that the latter is the secretary of and this the seal affixed to the forogoing instrument is the corporations of said corporation by authority of its board of directors; and each of them archweldged said instrument to be its voluntary act and deed. Notary Fublic for Oregion My conversion expires: STATE OF OREGON. STATE OF OREGON. STATE OF OREGON. STATE OF OREGON. State the seal affixed to the forogoing instrument is the corporation, of said corporation by authority of its board of directors; and each of Before me: STATE OF OREGON. STATE OF OREGON. STATE OF OREGON. State or oregion My conversion expires: STATE OF OREGON. State or oregion RECORDER'S USE RECORDER'S USE RECORDER'S USE RECORDER'S USE RECORDER'S USE Record of Deeds of said count, Notary Fublic for Oregion RECORDER'S USE Record of Deeds of said count, Notary Fublic for Oregion STATE OF OREGON. State or prosection of the day of ,19 No counties of the count of the second on the day of ,19 RECORDER'S USE Record of Deeds of said count, Record of Deeds of said count, State or page State or pag
Art of the Consideration (indicate which) C (These In construing this deed and where the con- hanges shall be implied to make the provisions In Witness Whereof, the grantor has execu- a corporate grantor, it has caused its name to relet of its board of directors.	ef-or-includes other, proparty of value given or promised which is sentence between the symbols in the opplicable should be deleted. See OES 20 20 20 20 a hereof apply equally to corporations and to individuals. b hereof apply equally to corporations and to individuals. b hereof apply equally to corporations and to individuals. b he signed and seal affixed by its officers, duly authorized thereto by Harry R. Waggoner Norma E. Waggoner Norma E. Waggoner Norma E. Waggoner Marry R. Waggoner Marry R. Waggoner Morma E. Waggoner Statte of Oregon () ss. County of I certify that the latter is the SEAL) My contraission expires: STATE OF OREGON. Notary Fublic for Oregon My contraission expires: STATE OF OREGON. Statte OF OREGON. St

.

EXHIBIT "A"

Beginning at the most Northerly corner of Lot 7 in Block 34 in the Original Town of Klamath Falls (formerly Linkville), Gregon, which point is at the intersection of the Southeasterly line of Main Street with the centerline of the wall between the supreroom of the building situate on the premises herein described and the storeroom in the same building which is located on Lot 7 of said block; thence Northeasterly along the Southeasterly line of Main Street a distance of 22.35 feet; thence Southeasterly parallel to the line between Lots 7 and 8 of said Block 34 E distance of 100 feet to the Northwesterly line of the alley; thence SouthWesterly along the NorthWesterly line of the alley a distance of 22.35 feet to the SouthWesterly line of Lot 8; thence Northwesterly along the Southwesterly line of Lot 8, which line is also the centerline of the wall above mentioned, a distance of 100 feet to the point of beginning, being a portion of said Lot 8 in Block 34.

Subject to party-wall agreement as set forth in Deed recorded May 5, 1960, Volume 321, Page 19, Deed Records

Subject to charges and assessments of the City of Klamath Falls for sever service.

Subject to improvement lien of the City of Klamath Falls, docketed January 27, 1976, payable in twenty semi-annual installments, one of which is past due, which sellers agree to pay and Purchaser's will assume the balance.

Subject to unpaid taxes for 1974-75, 1975-76, 1976-77, 1977-78 which said taxes the Sellers agree to pay before the County

Subject also to 1978-79 taxes which the parties agree to prorate as of the list day of January , 1978.

STATE OF OREGON: COUNTY OF KLAMATH: 58-



13313

1. 1

.....