

KNOW ALL MEN BY THESE PRESENTS, That WANDA H. HEATH who acquired title as Wanda M. Heath hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by VIOLA WYLLSEY, 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 SIDE OF THIS INSTRUMENT



# 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 to the land as of the date of this instrument, 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 \$ 37,000.00.  
 However, the consideration consists of or includes other property, goods or promises which are part of the consideration (indicate which).<sup>⓪</sup> (The sentence between the symbols <sup>⓪</sup>, 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 14th day of October, 19 88 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)

Wanda H. Heath

*Wanda H. Heath*

STATE OF OREGON

County of Klamath ss.  
October 14, 19 88

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
 \_\_\_\_\_, 19 \_\_\_\_\_

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 \_\_\_\_\_

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:

(OFFICIAL SEAL)

Notary Public for Oregon  
 My commission expires: \_\_\_\_\_

Personally appeared, the above named Wanda H. Heath

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

*Wanda H. Heath*  
 (OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 7-6-90

Wanda H. Heath  
1055 N. 5th St. Space 54  
Jacksonville, OR  
Viola Wyllsey  
5311 Shasta Way  
Klamath Falls, OR 97603

After recording return to:  
Klamath First Federal Bk  
540 Main St  
Klamath Falls, OR 97601

Unless a change is requested all tax statements shall be sent to the following address:  
Same as above

STATE OF OREGON,

County of \_\_\_\_\_ ) ss.

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

## LEGAL DESCRIPTION

That portion of the West 1/2 of Lot 64 FAIR ACRES SUBDIVISION NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows, to wit:

Beginning at a point on the South lot line of said Lot 64, FAIR ACRES SUBDIVISION NO. 1, that is 20 feet East of the Southwest corner of said lot; thence North and parallel to the West line of said lot, 118 feet to a point; thence East and parallel to the South line of said lot, 65 feet to a point; thence South and parallel to the West line of said lot, 118 feet to a point; thence West along the South line of said lot, 65 feet to the point of beginning. Together, with an easement and right of way over and across that part of the West 1/2 of Lot 64, FAIR ACRES SUBDIVISION NO. 1, described as follows, to wit: Beginning at the SW corner of said Lot 64, FAIR ACRES SUBDIVISION NO. 1, thence North along the West line of said lot, 118 feet to a point; thence East and parallel with the South line of said lot, 20 feet to a point; thence South and parallel to the West side of said lot, 118 feet to a point; thence West along the South line of said lot, 20 feet to the point of beginning.

Tax Account No.: 3809 035DC 01700

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 14th day  
of Oct. A.D., 19 88 at 3:07 o'clock P. M., and duly recorded in Vol. M88  
of Deeds on Page 17353.

FEE \$13.00

Evelyn Biehn County Clerk

By Caroline Mullinalan