

JONATHAN D. TWEEDIE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by VINCENT J. BODE and LOIS A. BODE, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and and grantee's heirs, successors and assigns, the 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 Northerly $\frac{1}{2}$ of Lot 1, the Northerly $\frac{1}{2}$ of Lot 2, but EXCEPTING the Westerly 20 feet thereof, Lot 5, but EXCEPTING portion deeded to State of Oregon in Deed Book 283 at page 11, all of Lot 6, all being in Block 1, PLAT OF LINKVILLE, now City of Klamath Falls, Klamath County, Oregon. Klamath County Tax Account #3809-032BD-1180

SUBJECT TO: Trust Deed dated June 30, 1987, and recorded June 30, 1987, in Volume M87, page 11443, Microfilm Records of Klamath County, Oregon, in favor of Roy E. Gooing and Barbara Gooing, husband and wife, as Beneficiary and Trust Deed dated October 21, 1988, and recorded October 26, 1988, in Volume M88, page 18101, Microfilm Records of Klamath County, Oregon, in favor of Jean G. Clark & Steven Lane Pete Clark, as Beneficiary.

"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 and 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.

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 \$ 33,682.85.

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 3rd day of March, 19 89; 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.

Jonathan D. Tweedie
JONATHAN D. TWEEDIE

STATE OF OREGON,)
County of Klamath) ss.
March 3 19 89

Personally appeared the above named _____
JONATHAN D. TWEEDIE

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

(OFFICIAL
SEAL)

Before me, Justin D. Ke
Notary Public for Oregon
My commission expires: 11/16/91

STATE OF OREGON, County of _____) ss.
10

Personally appeared _____, 19_____,
_____ 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

Before me:

Notary Public for Oregon
My commission expires:

JONATHAN D. TWEEDIE
P.O. Box 5261
Plamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS

VINCENT J. BODE and LOIS A. BODE
202 Payne Alley
Klamath Falls, OR 97601

SAME AS GRANTEE

NAME, ADDRESS, ZIP

SAME AS GRANTEE

S. AME, s. 123(1)(a) (2000)

STATE OF OREGON,
County of Klamath ss.

I certify that the within instrument was received for record on the 3rd day of March, 1989, at 4:17 o'clock P. M., and recorded in book M89 on page 3776 or as file/reel number 97711,
Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Evelyn Biehn, County Clerk
Recording Officer
By Dorlene M. McIndoe Deputy

Fee \$8.00

By Danielle M. McInnis Deputy