

KNOW ALL MEN BY THESE PRESENTS, That Jim A. Kelley

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hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Jerrold W. Kellar and Mary A. Kellar, 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:

All that portion of Lot 10, Block 45, FIRST ADDITION to the City of Klamath Falls, Klamath County, Oregon, according to the duly recorded plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 easements, restrictions, right-of-way of record and those apparent on the land.

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 \$ 28,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ①, 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 9th day of November, 1977; 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.

Jim A. Kelley

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath

November 9, 1977

ss.

STATE OF OREGON, County of \_\_\_\_\_

19\_\_\_\_

ss.

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 Jim A. Kelley

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

Before me, \_\_\_\_\_

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 7-19-78

Jim A. Kelley

639 Washington Street

Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Jerrold W. and Mary A. Kellar

309 North Alameda

Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

NEAL G. BUCHANAN

ATTORNEY AT LAW

FIRST INTERSTATE BANK BUILDING

601 MAIN ST., SUITE 215

KLAMATH FALLS, OR 97601

(503) 892-6607

Living address.

Jerrold W. and Mary A. Kellar

309 North Alameda

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 22nd day of June, 1989, at 4:55 o'clock P.M., and recorded in book M89 on page 11250 or as file/reel number 1811

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Mullins Deputy

SPACE RESERVED FOR RECORDER'S USE

Fee \$8.00

800 JUN 22 1989