

KNOW ALL MEN BY THESE PRESENTS, That CALLIE E. CRAIN, who acquired title as CALLIE E. CELESTE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CLYDE COLLINS AND LINDA COLLINS, as tenants by the entirety, 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:

Lot 6 in Block 5 of FIRST ADDITION TO EAST HILLS ESTATES, TRACT 1117, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account #3909 001AB 10/00

American Savings & Loan Association, recorded at M76 Page 4884 and M76, page 5529 on April 16, 1976 which the herein grantees DO NOT ASSUME OR AGREE TO PAY and Grantors will hold grantees harmless.

"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 covenants, conditions, restrictions, easements, those of record and apparent to the land as of the date of this deed. Subject to a Trust Deed & Assignment of RENTS in favor** 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 \$ 110,000.00.
~~Hereby the undersigned grantor hereby covenants to and with the 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 covenants, conditions, restrictions, easements, those of record and apparent to the land as of the date of this deed. Subject to a Trust Deed & Assignment of RENTS in favor** 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.~~

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 30 day of June, 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.

Callie E. Crain

Callie E. Crain, who acquired title as
Callie E. Celeste

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

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 _____

_____, 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:

(OFFICIAL
SEAL)

Notary Public for Oregon
My commission expires: _____

Personally appeared the above named _____
Callie E. Crain

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

(OFFICIAL
SEAL) Notary Public for Oregon
My commission expires: 6-16-92

Crain
3510 Pine Tree Dr
Klamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS

Collins
14315 S Broadway, Gardena, CA 90248
GRANTEE'S NAME AND ADDRESS

After recording return to:
Collins
above address

NAME, ADDRESS, ZIP

Use a change in requested all the statements shall be sent to the following address

Collins
above address

NAME, ADDRESS, ZIP

STATE OF OREGON, ss.
County of Klamath

I certify that the within instrument was received for record on the 6th day of July, 19 89, at 11:57 o'clock AM., and recorded in book M89 on page 12178 or as file/roll number 2320.

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

Evelyn Biehn, County Clerk
Recording Officer
Deputy