

KNOW ALL MEN BY THESE PRESENTS, That PAUL LANDRUM AND DARA LANDRUM, HUSBAND AND WIFE

hereinafter called the grantor for the consideration hereinafter stated, to grantor paid by DONALD A. CRONE AND CYNTHIA S. CRONE, 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:

Lot 6 and one-half of vacated Summit Street adjacent to said Lot 6, SUMMERS HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ACCOUNT NO. 009 0014BC 05700

"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 those of record and apparent to 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 \$ 66,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration indicated which, (The sentence between the symbols, 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 30th day of August, 1989; 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.

Paul Landrum

Dara Landrum

STATE OF OREGON, )  
County of Klamath ) ss.  
August 30, 1989

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)

Nary Public for Oregon  
My commission expires:

Personally appeared the above named \_\_\_\_\_  
Paul Landrum and Dara Landrum

\_\_\_\_\_ and acknowledged the foregoing instrument to be \_\_\_\_\_ their \_\_\_\_\_ voluntary act and deed.

Before me: E. Morgado  
Notary Public for Oregon  
My commission expires: 8-31-91

Paul S. Dara Landrum	
c/o KFF	
GRANTOR'S NAME AND ADDRESS	
Donald A. & Cynthia S. Crone	
6301 Selma Street	
Klamath Falls, Oregon 97603	
GRANTEES NAME AND ADDRESS	
Klamath First Federal S&L	
2943 South Sixth Street	
Klamath Falls, Oregon 97603	
NAME ADDRESS ZIP	
Klamath First Federal S&L	
2943 South Sixth Street	
Klamath Falls, Oregon 97603	
NAME ADDRESS ZIP	

STATE OF OREGON, \_\_\_\_\_ ss.  
County of Klamath  
I certify that the within instrument was received for record on the 31st day of Aug., 1989, at 9:17 o'clock AM., and recorded in book M89 on page 16354 or as file/reel number 4657.  
Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Pauline Muelenbark Deputy

Fee \$8.00