

KNOW ALL MEN BY THESE PRESENTS, That

MICHAEL MARQUESS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CHARLEEN K. HOUSTON and HARVEY W. HOUSTON, wife and husband, 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 North 68 feet of Lot 5 in Block 1, SHIVES ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Klamath County Tax Account #3809-029CD-00600.

SUBJECT TO: Mortgage, recorded in Volume M73, page 5743, Microfilm Records of Klamath County, Oregon, in favor of First Federal Savings and Loan Association of Klamath Falls, which Grantees named above do not agree to assume nor pay and Grantor shall hold Grantees harmless therefrom; and Memorandum of Contract of Sale recorded in Volume M88, page 15850, Microfilm Records of Klamath County, Oregon, in favor of John L. Ferm and Janis M. Ferm, as Vendors, which the above named Grantees do agree to assume and pay in full.

"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 as of the date of this deed

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 \$ 15,946.56

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 18th day of December, 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.

Michael Marquess
MICHAEL MARQUESS

STATE OF OREGON, County of Klamath, ss.
December 18, 19 89

Personally appeared the above named MICHAEL MARQUESS

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

ROBYN SLAYTON
Notary Public - State of Nevada
Appointment Recorded in Washoe County
MY COMMISSION EXPIRES SEPT 27 1990
Notary Public for Oregon Nevada
My commission expires:

MICHAEL MARQUESS
782 S. Center
Lend, NV 89501
GRANTOR'S NAME AND ADDRESS
CHARLEEN K. HOUSTON and HARVEY W. HOUSTON
320 N. Eldorado
Klamath Falls, OR 97601
GRANTEE'S NAME AND ADDRESS
her recording return to:
SAME AS GRANTEE
NA 41, ADDRESS, ZIP
will a change in recording return to:
NO CHANGE
NA 41, ADDRESS, ZIP

STATE OF OREGON, County of Klamath, ss.
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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:

STATE OF OREGON, ss.
County of Klamath
I certify that the within instrument was received for record on the 22nd day of Dec., 19 89, at 3:40 o'clock P. M., and recorded in book M89 on page 24786 or as file/reel number 9403
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By *Randine Muslander* Deputy

Fee \$8.00