

KNOW ALL MEN BY THESE PRESENTS, That FLORENCE L. STONE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARK E. KELLY, 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:

Beginning at the Southwest corner of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 12, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, running thence East 264 feet; thence North 165 feet; thence West 264 feet; thence South 165 feet to the place of beginning.

Tax Account No. 3908-12A0-2700

MOUNTAIN TITLE COMPANY

"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 upon the land, if any, 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 \$ 23,500.00

However, the actual consideration paid for this transfer includes other payments or obligations which are not reflected in the above stated amount. The true and actual consideration paid for this transfer is the sum of the above stated amount and the amount of such other payments or obligations, which shall be stated in the margin of this instrument.

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 25th day of January, 19 90; 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.

Florence L. Stone
Florence L. Stone

STATE OF OREGON
County of CLATSOP ss.
Jan 25 1990

Personally appeared the above named

Florence L. Stone

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

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: _____

Florence L. Stone

PO Box 14

Adin, CA 96006

GRANTOR'S NAME AND ADDRESS

Mark E. Kelly

2919 Orindale Rd

Klamath Falls OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mark E. Kelly

2919 Orindale Rd

Klamath Falls OR 97601

NAME, ADDRESS, ZIP

Mark E. Kelly

2919 Orindale Rd

Klamath Falls OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 7th day of Feb., 19 90,

at 10:20 o'clock A.M., and recorded in book M90 on page 2580 or as file/reel number 11097

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

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Mueller Deputy

Fee \$28.00

MOUNTAIN TITLE COMPANY