

15660

KNOW ALL MEN BY THESE PRESENTS, That WILLIAM E. PARSONS AND PATRICIA M. PARSONS

HUSBAND AND WIFE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called WILLIAM R. GARDNER AND DAVENE K. GARDNER, 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 61 in MERRYMAN'S REPLAT OF OLD ORCHARD MANOR, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
Assessors Account No. 3809 034CB 09400

"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 \$ 56,000.00.
~~However, the actual consideration consists of a fee interest in the property or the right to use the property which is the subject part of the consideration (indicate 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 31st day of May, 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.

William E. Parsons
William E. Parsons

Patricia M. Parsons
PATRICIA M. PARSONS

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: _____

STATE OF OREGON
County of Klamath) ss.
May 31, 19 90

Personally appeared the above named
WILLIAM E. PARSONS
AND PATRICIA M. PARSONS

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

Before me: David Chandler
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: 7-6-90

Wm E & Patricia M. Parsons
3641 Emerald St
Red 97601

GRANTOR'S NAME AND ADDRESS

Wm R & Davene K. Gardner
1127 Applewood St
Red 97603

GRANTEE'S NAME AND ADDRESS

Klamath Trust Federal
540 Main St
Red 97601

NAME, ADDRESS, ZIP

Until exchange is requested all tax statements shall be sent to the following address:

Same as above

NAME, ADDRESS, ZIP

STATE OF OREGON, _____ ss.

County of Klamath

I certify that the within instrument was received for record on the 4th day of June, 19 90, at 11:15 o'clock AM, and recorded in book M90 on page 10677 or as file/reel number 15660.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

Doreen Mullendore Deputy

Fee \$28.00