

18941

KNOW ALL MEN BY THESE PRESENTS, That  
Husband and wife

GREGORY J. McMACKIN AND HEATHER R. McMACKIN,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES A. HAMILTON  
AND MARTLYN SUE HAMILTON, 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 apper-  
taining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 10 in Block 5 in TRACT 1145 of NOB HILL, a resubdivision of portions of  
Nob Hill, Irvington Heights, Mountain View Addition and Eldorado Heights, according  
to the official plat thereof on file in the office of the County Clerk of  
Klamath County, Oregon.

Assessors Account No. 1-3809-20DD-10100  
Assessors Key No. 173724

"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 \$137,500.00  
~~However, the actual consideration consists of one or more of the following: (1) cash; (2) property; (3) services; (4) other.~~  
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 10<sup>th</sup> day of July, 19 90;  
if a corporate grantor, it has caused its name to be signed and seal affixed by its officer, duly authorized thereto by  
order of its board of directors.

Gregory J. McMackin  
Gregory J. McMackin  
Heather R. McMackin  
Heather R. McMackin

STATE OF UTAH  
County of Salt Lake ss.  
August 10, 19 90.

Personally appeared the above named  
Gregory J. McMackin and  
Heather R. McMackin

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)

(OFFICIAL SEAL) Notary Public for Oregon Utah

My commission expires: 09-15-93Notary Public for Oregon  
My commission expires:

Gregory J. & Heather R. McMackin  
7734 Sunbird Way  
Midvale, Utah 84047

GRANTEE'S NAME AND ADDRESS  
James A. & Martlyn Sue Hamilton  
84 Eudora Ct.  
Klamath Falls OR 97601

GRANTEE'S NAME AND ADDRESS  
Klamath Inst Federal  
540 Main St  
Klamath Falls OR 97601

NAME, ADDRESS, ZIP  
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 15th  
day of Aug., 1990,  
at 3:21 o'clock P. M., and recorded  
in book M90 on page 16408 or as  
file/reel number 18941.

Record of Deeds of said county.

Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline Mullender Deputy

Fee \$28.00