

21140

WILL AND TESTAMENT

Vol m90 Page 20252

I KNOW ALL MEN BY THESE PRESENTS, That Charles Melvin Burns

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Paul Richard Zech and Ben Jean Zech husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the improvements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 14, Block 200, MILLS SECOND ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Subject, however, to the following:

1. Taxes for the year 1978-79 are now a lien but not yet payable.
2. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
3. Conditions and restrictions as to the use of said premises including the terms and provisions thereof, contained in Deed from the Klamath Corporation, to Charles W. Thomas, recorded September 29, 1920 in Book 54 at page 242, Deed Records of Klamath County, Oregon.

(If space insufficient, continue description on reverse side)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land,

if any, as of the date of this deed, and that

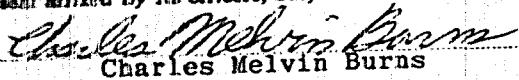
grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whatsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$14,000.00.

(Substantia, -the-actual- consideration-in-the-form-of-a-sum-stated-in-dollars-or-in-kind-as-value-given-or-promised-which-is-part-of-the-consideration-of-a-deed-and-which-is-not-a-sum-statement-between-the-symbols-@,-if-not-applicable,-should-be-deleted. See ORS 93.030.)

In constituting this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to mean the provisions hereof apply equally to corporations and to individuals.

Witness Whereas, the grantor has executed this instrument this 21st day of July, 1978; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by resolution of its board of directors.



Charles Melvin Burns

Charles Melvin Burns

If executed by a corporation,
see signature below.

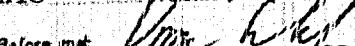
STATE OF OREGON,

County of Klamath

July 21, 1978.

Personally appeared the above named
Charles Melvin Burns

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

Before me: 

NOTARY PUBLIC OREGON
My Commission Expires 11/21/97

STATE OF OREGON, County of _____) ss.

, 19____

Personally appeared _____ and
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 _____

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:

GRANTOR'S NAME AND ADDRESS	
Mr. & Mrs. Paul R. Zech 111190 Pine Grove Rd Lay, OR 97607	
NAME, ADDRESS, ZIP	
Check if a copy is requested and has enclosed _____ shall be sent to the following address: SJS your records no longer show	
NAME, ADDRESS, ZIP	

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$28.00

STATE OF OREGON,

County of Klamath

I certify that the within instrument
was received for record on the
5th day of Oct., 1990,
at 3:30 o'clock P.M., and recorded
in book M90 on page 20252, or as
file/reel number 21140,
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk
Recording Officer
By 