

KNOW ALL MEN BY THESE PRESENTS,

WESLEY E. IVIE and BARBARA J. IVIE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOHN E. DAVIS and ANNE R. DAVIS, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee 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 13, 14 and 15 in Block 5 of SHIPPINGTON 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.

Tax Account No.: 3809 019CB 01400

SUBJECT TO: City lien in favor of the City of Klamath Falls, docketed on August 2, 1982 in Card No: 64, Zip. Unit #294. The above Grantee hereby agree to assume and pay this lien in full and to hold the Sellers harmless therefrom.

"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 adopting 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 to 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 whatsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 62,500.00

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 19 day of October, 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.

Wesley E. Ivie
Wesley E. Ivie

Barbara J. Ivie
Barbara J. Ivie

STATE OF OREGON
County of Klamath
October 19, 19 90

Personally appeared the above named
Wesley E. Ivie and
Barbara J. Ivie

and acknowledged the foregoing instrument
to be their voluntary act and del.

Before me:

Notary Public for Oregon

DANA M. NIELSEN
NOTARY PUBLIC OREGON
My Commission Expires 1/20/92

STATE OF OREGON, County of _____ ss.
The foregoing instrument was acknowledged before me this
_____, 19____, by _____
_____, president, and by _____
_____, secretary of _____

a _____ corporation, on behalf of the corporation.
Notary Public for Oregon _____
My commission expires: _____ (SEAL)

Wesley E. Ivie and Barbara J. Ivie

John E. Davis and Anne R. Davis
6599 Greenleaf Ln.
Brewster Hill, CA 95631

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STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 19th day of Oct., 19 90, at 3:52 o'clock P. M., and recorded in book M90 on page 21126 or as file/reel number 21657

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

Evelyn Blehn, County Clerk
Recording Officer

Barbara J. Ivie, Deputy
Deputy

Fee \$28.00