

22539

WILLIAM D. MCCABE AND LINDA MCCABE,

KNOW ALL MEN BY THESE PRESENTS, That HUSBAND AND WIFE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM D. MCCABE AND LINDA MCCABE, HUSBAND AND WIFE AS TO AN UNDIVIDED ONE-HALF INTEREST AND, 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 _____ and State of Oregon, described as follows, to-wit:
 * WILLIAM D. MCCABE JR. AND TREEVA L. MCCABE, HUSBAND AND WIFE AS TO AN UNDIVIDED ONE-HALF INTEREST *

SEE REVERSE SIDE OF THIS INSTRUMENT

"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

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 \$ to change vesting. However, the actual consideration consists of or includes other property or value given or promised which is the whole/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 14th day of November, 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.

STATE OF OREGON
 County of Clatsop
November 14, 19 90 ss.

William D. McCabe
 William D. McCabe

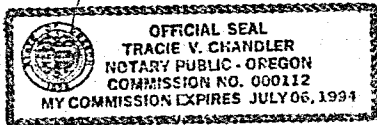
Linda McCabe
 Linda McCabe

Personally appeared the above named
WILLIAM D. MCCABE AND LINDA MCCABE

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

Before me:

Tracie V. Chandler
 Notary Public for Oregon
 My commission expires: 7-6-94



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 _____ (SEAL)
 My commission expires: _____

Wm D McCabe Jr & Treva M McCabe
1955 Esplanade
Clatsop Falls OR 97001
 GRANTOR'S NAME AND ADDRESS
Wm D McCabe Jr & Treva M McCabe
1955 Esplanade
Clatsop Falls OR 97001
 GRANTEE'S NAME AND ADDRESS

And returning return to:
Clatsop Trust Services
540 Main St
Clatsop Falls OR 97001
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Same as above

STATE OF OREGON, _____ ss.
 County of _____
 I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book _____ or page _____ or as file/reel number _____.
 Record of Deeds of said county.
 Witness my hand and seal of County affixed.

By _____ Recording Officer
 _____ Deputy

MTC NO: 22854

EXHIBIT "A"
LEGAL DESCRIPTION

That portion of Lot 17 in Block 38 in HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, Oregon, described as follows, to wit: Beginning at the Westerly corner of said Lot 17, being the alley corner common to Lots 16 and 17 in said Block 38; thence Northwesterly at right angles to the Northerly line of said Lot 17 a distance of 10 feet to the center line of the vacated alley between Lots 4 and 17; thence Northeasterly along the center line of said vacated alley 50 feet; thence Southeasterly and parallel with the Westerly line of said Lot 17 a distance of 46.33 feet to the Northwesterly line of Esplanade; thence Southwesterly along the Southeasterly line of said Lot 17 to the most Southerly corner of said Lot 17; thence Northwesterly along the Westerly line of said Lot 17 a distance of 72.65 feet to the point of beginning.

Tax Account No: 3809 028CB 03100

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 14th day
of Nov. A.D., 19 90 at 4:07 o'clock P.M., and duly recorded in Vol. M90,
of Deeds on Page 22743.
Evelyn Biehn, County Clerk
By Pauline Mulholland

FEE \$33.00