

KNOW ALL MEN BY THESE PRESENTS, That

SOUTH VALLEY STATE BANK

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

THOMAS SOLOMON TUCKER and CHRISTINE SHARON TUCKER, husband and wife, 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 9 in Block 5 of TRACT NO. 1163, CAMPUS VIEW, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Trust Deed, including the terms and provisions thereof, dated February 29, 1984, recorded March 2, 1984, in Volume M84, page 3321, Microfilm Records of Klamath County, Oregon, in favor of South Valley State Bank, as Beneficiary which the above named Grantees hereby agree to assume and pay in full. SUBJECT TO 1990-91 taxes and the City Lien, in favor of the City of Klamath Falls, ~~improvement~~ ~~DATE 1990-01-24 that the buyer agrees to assume and pay in full.~~ 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 all those of record and those apparent upon 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 whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 140,000.00. 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 28th day of December, 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 _____) ss.

Personally appeared the above named _____

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

Before me:

Notary Public for Oregon

My commission expires:



SOUTH VALLEY STATE BANK

by: _____

STATE OF OREGON, County of KLAMATH) ss.The foregoing instrument was acknowledged before me this DECEMBER 28, 19 90, by C. D. BODTKER

VICE/ _____ president, _____

a OREGON

corporation, on behalf of the corporation.

Notary Public for Oregon Sharon A. RockwellMy commission expires: 11/27/94

(SEAL)

SOUTH VALLEY STATE BANK

801 MAIN ST.

KLAMATH FALLS, OR 97601

GRANTOR'S NAME AND ADDRESS

THOMAS SOLOMON TUCKER & CHRISTINE SHARON TUCKER

4453 LOMBARD DR.

KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

Until a change is requested all my statements shall be sent to the following address:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instrument was received for record on the 1st day of March, 19 91, at 3:55 o'clock P M., and recorded in book M91 on page 3805 or as file/reel number 26476.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By Pauline M. Niekirk Deputy

Fee: \$28.00