

KNOW ALL MEN BY THESE PRESENTS, That Bernard R. McDonald and Jewell J. McDonald husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Keith L. Sticklen and Gayle Y. Sticklen, 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:

SEE LEGAL DESCRIPTION ON REVERSE WHICH IS MADE A PART HEREOF BY THIS REFERENCE

MOUNTAIN TITLE COMPANY

"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 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 whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 69,500.00. 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 1st day of April, 19 91; 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 Klamath) ss.
April 1, 19 91

Bernard R. McDonald
Bernard R. McDonald

Jewell J. McDonald
Jewell J. McDonald

Personally appeared the above named
Bernard R. McDonald and
Jewell J. McDonald

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

Before me: Dancy M. Blum
Notary Public for Oregon
My commission expires: 6/8/92

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)

Bernard R. McDonald and Jewell J. McDonald	
2745 Hope St.	
Klamath Falls, OR 97603	
GRANTOR'S NAME AND ADDRESS	
Keith L. Sticklen and Gayle Y. Sticklen	
5616 Leland	
Klamath Falls, OR 97603	
GRANTEE'S NAME AND ADDRESS	
After recording return to:	
Keith L. Sticklen and Gayle Y. Sticklen	
5616 Leland	
Klamath Falls, OR 97603	
NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address:	
Keith L. Sticklen and Gayle Y. Sticklen	
5616 Leland	
Klamath Falls, OR 97603	
NAME, ADDRESS, ZIP	

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 _____ on page _____ or as file/reel number _____.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

5809

The W1/2 of Tract 18 and the E1/2 W1/2 of Tract 19 in GIENGER HOME TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. TOGETHER WITH that portion of the vacated alley which inurred thereto.

TOGETHER WITH: 1965 VANDYKE mobile home, serial #1920 and a 1975 BROADMORE mobile home, serial #27028013165, which are firmly affixed to the above real property.

SUBJECT TO: Mortgage (including terms and provisions) dated May 3, 1978 and recorded May 4, 1978 in Volume M78, page 8930, Microfilm Records of Klamath County, Oregon, wherein the mortgagee is State of Oregon, represented and acting by the Director of Veterans' Affairs. The above Grantor does hereby agree to assume and to pay in full this obligation and to hold seller harmless therefrom.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 1st day
of April A.D., 19 91 at 4:16 o'clock P M., and duly recorded in Vol. M91,
of Deeds on Page 5808.

Evelyn Biehn County Clerk

By Pauline Muller

FEE \$33.00

