

KNOW ALL MEN BY THESE PRESENTS, That SHANE R. HANCOCK AND LORE G. HANCOCK,  
 husband and wife  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JOE L. KELLER  
AND ROSIE H. KELLER, each as to an undivided one-half interest, as tenants in common, 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 REVERSE SIDE OF THIS INSTRUMENT

# 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 those of record and apparent to the land

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 \$ 1250.00.  
 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 15 day of January, 19 92; 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.

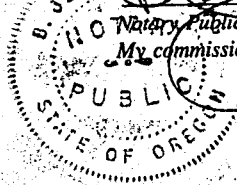
STATE OF OREGON, )  
 County of Klamath ) ss.  
January 15, 19 92.

Shane R Hancock  
 Shane R. Hancock

Lore G Hancock  
 Lore G. Hancock

Personally appeared the above named  
Shane R Hancock and  
Lore G Hancock  
 and acknowledged the foregoing instrument  
 to be their voluntary act and deed.

Before me:



Notary Public for Oregon  
 My commission expires: 3-2-92

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)

Shane and Lore Hancock

3605 H Jacolla Court  
Klamath Falls Oregon 97603  
 GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Joe L. and Rosie Keller

6412 Harbor Drive  
City 97603  
 NAME, ADDRESS, ZIP

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

same as above

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.

SPACE RESERVED

FOR  
 RECORDERS USE

By \_\_\_\_\_ Recording Officer  
 Deputy

A tract of land situated in Lot 19, Block 10 of TRACT 1108 -- SEVENTH ADDITION TO SUNSET VILLAGE, being in the SE 1/4 NW 1/4 OF Section 12, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southeasterly corner of said Lot 19; thence along the boundary of said Lot 19, North 55 degrees 10' 38" East 50.00 feet and North 23 degrees 22' 00" East 100.46 feet to the Northeasterly corner of said Lot 19; thence South 27 degrees 30' 43" West 61.98 feet; thence South 39 degrees 51' 33" West 83.49 feet to the right of way line of La Jolla Court; thence along the arc of a curve to the right (radius point bears South 52 degrees 45' 15" West 50.00 feet and central angle equals 02 degrees 25' 23") 2.11 feet to the point of beginning, containing 915 square feet and with bearings based on said Tract 1108.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co. the 15th day  
of Jan. A.D., 19 92 at 4:02 o'clock PM., and duly recorded in Vol. M92,  
of Deeds on Page 928.

Evelyn Biehn - County Clerk

By *Evelyn Biehn*

FEE \$33.00

