

47157 MTC 27808

KNOW ALL MEN BY THESE PRESENTS, That

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LYNDON E. KERNS, 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

"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 \$ 40,000.00

~~Wherein the grantor has acknowledged that the consideration stated herein is the true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 40,000.00~~ (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 6th day of July, 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.

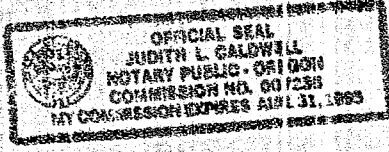
STATE OF OREGON,
County of Klamath) ss.
July 6, 19 92

Velma B. Rowton
VELMA B. ROWTON

Personally appeared the above named
Velma B. Rowton

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

Before me: Judith L. Caldwell
Notary Public for Oregon
My commission expires 8-31-95



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)

Velma B. Rowton	
C/O Klamath First Federal	
GRANTOR'S NAME AND ADDRESS	
Lyndon E. Kerns	
9111 Hwy. 66	
Klamath Falls, Oregon	97601
GRANTEE'S NAME AND ADDRESS	
Klamath First Federal	
2943 S. 6th St.	
Klamath Falls, Oregon	97603
NAME, ADDRESS AND ZIP	
Klamath First Federal	
2943 S. 6th St.	
Klamath Falls, Oregon	97603
NAME, ADDRESS AND 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

A tract of land situated in the NE1/4 NW1/4 of Section 27, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the North quarter corner of said Section 27; thence West along the North line of said Section 257.8 feet; thence South 122 feet to the true point of beginning; thence continuing South 516 feet to the Northerly right of way line of the Klamath Falls-Ashland Highway; thence North 48 degrees 08' East along said Northerly right of way line 346 feet more or less to a point that is South 48 degrees 08' West 75 feet from the North South Center line of said Section; thence North 31 degrees 05' West 391.17 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 7th day
of July A.D. 19 22 at 3:40 o'clock P.M., and duly recorded in Vol. M92
of Deeds on Page 14802

FEE \$35.00

Evelyn Biehn - County Clerk

By Pauline J. N. [Signature]