

KNOW ALL MEN BY THESE PRESENTS

That I, Roger D. Johnson and Mary J. Johnson

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Melvin L. Hammack and Jean E. Donato, 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 therunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 9 and 10 in Block 3, of Tract No. 1153, SECOND ADDITION TO PINE GROVE FENCEPOST, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 those apparent upon the land, if any, 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 \$ 161,250.00

~~THE FOREGOING CONSIDERATION HAS BEEN PAID BY THE GRANTOR TO THE GRANTEE AND GRANTEE'S HEIRS, SUCCESSORS AND ASSIGNS, AND THE GRANTOR HAS RECEIVED FROM THE GRANTEE AND GRANTEE'S HEIRS, SUCCESSORS AND ASSIGNS, A RELEASE OF ALL CLAIMS AND DEMANDS OF ALL PERSONS WHOMSOEVER, EXCEPT THOSE CLAIMING UNDER THE ABOVE DESCRIBED ENCUMBRANCES.~~

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 10 day of October, 19 93. If a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto in order of its board of directors.

STATE OF OREGON,)
County of Klamath) ss.
October 14, 19 93

Roger D. Johnson

Mary J. Johnson

Personally appeared the above named
Roger D. Johnson and Mary J. Johnson

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

Before me:

Gale Ramey
Notary Public for Oregon
My commission expires:



STATE OF OREGON, County of _____) ss.
The foregoing instrument was acknowledged before me this
____ day of _____, 19____, by _____,
president, and by _____,
secretary of _____

a _____ corporation, on behalf of the corporation.
Notary Public for Oregon _____
My commission expires: _____ (SEAL)

Roger D. Johnson & Mary J. Johnson
C/O KFFSL

GRANTOR'S NAME AND ADDRESS

Melvin L. Hammack & Jean E. Donato
3710 Seutter Place
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

Not recording known to:
Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is reported on the following:
Klamath First Federal
P. O. Box 5270
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was
received for record on the 5th
day of Oct., 19 93
at 9:08 o'clock A. M. and recorded
in book 493 on page 25745, as
file/reel number 60164

Record of Deeds of said county
Witness my hand and seal of County
affixed.

Evelyn Rishin
Recorder
by Carol Ann Rishin Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY

10-05-93A05:08 RCVD

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