MOUNTAIN TITLE COMPANY

KNOW ALL MEN BY THESE PRESENTS, That TIMOTHY W. KEE and ROBYN D. KEE, husbar	רוועווטויטי	R
hardingfor called the amount of the hardingfor	na ana wire	
hereinafter called the grantor, for the consideration PHILLIP E. MORGAN and TARA R. MORGAN, h	hereinafter stated, to	grantor paid by
the grantee, does hereby grant, bargain, sell and conve the certain real property, with the tenements, heredit situated in the County of KLAMATH and SEE EXHIBIT A WHICH IS MADE A PAR	y unto the said grante taments and appurte State of Oreson de	re and grantee's heirs, successors and assigns, mances thereunto belonging or appertaining,
그렇지 이번 아들이 들어 있는 그가 되었다. 🦯 🔌		하는 사람들이 모르는 이 이번 보고 하는 모양을
		개월 물일이다. 그런 이 그는 길은 사이들 때를
"This instrument will not allow use of the propert	TITLE CO	MPANY
laws and regulations. Before signing or accepting this check with the appropriate city or county planning d	instrument, the pers lepartment to verify	istrument in violation of applicable land use son acquiring fee title to the property should approved uses."
LIMITS ON LAWSUITS AGAINST FARMING OR P	ODECE DESCRITORS	AND TO DETERMINE ANY
LIMITS ON LAWSUITS AGAINST FARMING OR F To Have and to Hold the same unto the said gra And said grantor hereby covenants to and with said	intee and grantee's hi grantee and grantee	ers, successors and assigns forever. 's heirs, successors and assigns, that grantor
is lawfully seized in fee simple and the above granted	a premises, free from	m all encumbrances except those of
record and those apparent upon the land	. if any, as th	e date of this deed
grantor will warrant and forever defend the said prem and demands of all persons whomsoever, except thos	ises and every part of	and that and parcel thereof against the lawful claims
The true and actual consideration paid for this t	ransfer, stated in tei	ms of dollars is \$ 67,000.00
XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	00000000000000000000000000000000000000	<u> </u>
In constraine this deed and where the contact so	waarilaan Alia ataa 1	
In construing this deed and where the context so changes shall be implied to make the provisions here.  In Witness Whereof the organism has a second the context of the con	requires, the singul	ar includes the plural and all grammatical
In Witness Whereof, the grantor has executed this	oj appiy equaliy to (	corporations and to individuals,
if a corporate grantor, it has caused its name to be si	oned and seal affine	tit day of April , 19 94 ;
order of its board of directors.	gneu una seat ajjixe	a by its officers, duly authorized thereto by
	X / more	IN Kee
STATE OF OREGON,	TINO	WHY W. KEE
County of Klamath ) ss.	* Yobi	en DixEE
April 27 , 19 94 .	) ROBY	D. KEE
Personally appeared the above named TIMOTHY W. KEE		
ROBYN D. KEE	<del></del>	
and acknowledged the foregoing instrument		
to be their voluntary act and deed.		
1 1 / and deed.		
Before me: Kint S	STATE OF OREGON	County of) ss.
spuncy. Head	The foregoin	g instrument was acknowledged before me this
Notary Public for Oregon	1	0 hv
My commission expires: 11/16/95	presider	nt, and by
Commencer commence and the commence of the com	secre	tary of,
OFFICIAL SEAL RESTIL REDD		
NOTARY PUBLIC OREGON COMMISSION NO. 010431		corporation, on behalf of the corporation.
MY COMMISSION EXPIRES NOV. 16, 1995	lotary Public for Orea	on
Cite Testinate in construction in the construction of the construc	ly commission expires	
	-ycxpires	: (SEAL)
TIMOTHY W. KES and ROBYN D. KEE		STATE OF OREGON.
GRANDER'S NAME AND ADDRESS		County ofss.
I HILL IP E. MORGAN and TARA R. MORGAN		I certify that the within instrument was
1114 CRESCENT AVENUE	-	received for record on the
KLAMATH FALLS, OR 97601	-	dax of 10
GRANTEE'S NAME AND ADDRESS	SPACE RESERVED	at o'clock M., and recorded
		in book on page or as
PHILLIP E. MORGAN and TARA R. MORGAN	FOR	file/reel number
1114 CRESCENT AVENUE	RECORDER'S USE	Record of Deeds of said county.
KLAMATH FALLS, OR 97601		Witness my hand and seal of County affixed.
NAME, ADDRESS, ZIP		munical services of the servic
Lind a stange is requested all us subscients stall be sent to the following actives.  DUTTI TO P MODCAN and MADA D MODCAN.		
PHILLIP E. MORGAN and TARA R. MORGAN		
		Recording Officer
TANKET FINITE OU 21001	4	By Daniel

32769-KR

## LEGAL DESCRIPTION

All that part of Lot 15 of Block 12 of HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

Beginning at a point in the Northerly line of said Lot 15 located by two courses from the Northwest corner of Lot 17 of said Block 12, to wit: East along the Southerly line of the alley 63.61 feet to the beginning of the curve; thence North 88 degrees and 19' East 11.27 feet to the point of beginning; thence South 2 degrees and 17' East 45.8 feet; thence South 19 degrees and 58' West 10.3 feet; thence South 2 degrees and 8' East along the Easterly side of a concrete curb 65.5 feet to the Southerly line of said Lot 15 at a point 78.35 feet East along the Northerly line of Alameda Avenue from the Southwest corner of said Block 12; thence Easterly along the Southerly line of the said Lot 15, 45 feet to the Southeast corner of said Lot 15; thence Northerly along the lot line between Lots 14 and 15, 120 feet to the Northeast corner of Lot 15; thence Westerly along the Northerly line of Lot 15, 24.89 feet to the point of beginning; and

The Westerly 10 feet of Lot 14, Block 12, HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being more particularly described as follows:

Starting at the Southwest corner of said Lot 14; thence Easterly along the South line of said Lot a distance of 10 feet; thence Northerly on a line parallel to and 10 feet distant from the West lot line of said ! ot 14 to the North line of said lot; thence Westerly on the North line of said lot to the Northwest corner of said lot; thence Southerly on the West line of said lot to the point of beginning.

SIAII	OF OREGON: COUNTY OF KLA	MAIH: SS.		
Filed :	for record at request of	Mountain Title co	the 29th	day
of	April A.D., 19 94	at 10:08 o'clock AM., and d	uly recorded in Vol. M94	
	of	Deeds on Page 135	504	
		Evelyn Biehn	County Clerk	
FEE	\$35.00	By Dane	ine Mellenda	10