



Pursuant to said notice of sale, the undersigned trustee on 10:00 o'clock, A. M., of said day, in accord with the standard of time established by ORS 187.110, (which was the day and hour to which said sale was postponed as permitted by ORS 86.755(2)) (which was the day and hour set in the amended Notice of Sale)\* and at the place so fixed for sale, as aforesaid, in full accordance with the laws of the State of Oregon and pursuant to the powers conferred upon said trustee by said trust deed, sold said real property in one parcel at public auction to the said second party for the sum of \$ 47,549.84, said second party being the highest and best bidder at such sale and said sum being the highest and best sum bid for said property. The true and actual consideration paid for this transfer is the sum of \$ 47,549.84.

NOW THEREFORE, in consideration of the said sum so paid by the second party in cash, the receipt whereof is acknowledged, and by the authority vested in said trustee by the laws of the State of Oregon and by said trust deed, the trustee does hereby convey unto the second party all interest which the grantor had or had the power to convey at the time of grantor's execution of said trust deed, together with any interest the said grantor or his successors in interest acquired after the execution of said trust deed in and to the following described real property, to-wit:

The Northerly one-half of the following described real property in the County of Klamath, State of Oregon:

Beginning at a point 1073.5 feet North of a point 308.7 feet West of the corner to Townships 39 and 40 South, Ranges 7 and 8 East of the Willamette Meridian; thence North 208.7 feet; thence West 208.7 feet; thence South 208.7 feet; thence East 208.7 feet to the place of beginning, being a portion of Section 36, Township 39 South, Range 7 East of the Willamette Meridian.

EXCEPTING THEREFROM the West 5 feet conveyed to Klamath County by Warranty Deed recorded July 21, 1975 in Book M-75 at Page 8226, Microfilm Records.

CODE 21 MAP 3907-3600 TL 3400

with all other appurtenances and to the same extent as if the same had been conveyed by the grantor in person, and the trustee does hereby warrant and defend the title to the above described property to the said second party, his heirs and assigns forever.

TO HAVE AND TO HOLD the same unto the second party, second party's heirs, successors-in-interest and assigns forever. In construing this instrument and whenever the context so requires the singular includes the plural; the word "grantor" includes any successor in interest to the grantor as well as each and all other persons owing an obligation, the performance of which is secured by said trust deed; the word "trustee" includes any successor trustee, the word "beneficiary" includes any successor in interest of the beneficiary first named above, and the word "person" includes corporation and any other legal or commercial entity.

IN WITNESS WHEREOF, the undersigned trustee has hereunto executed this document; if the undersigned is a corporation, it has caused its corporate name to be signed and its seal affixed hereto by an officer duly authorized thereunto by order of its Board of Directors.

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.

\* Delete words in parentheses if inapplicable.

(If executed by a corporation, affix corporate seal.)

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

STATE OF OREGON,

County of Klamath ss.

This instrument was acknowledged before me on January 23, 1995, by

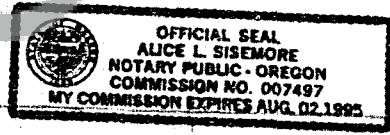
William L. Sisemore

Alice L. Sisemore  
Notary Public for Oregon

(SEAL)

My commission expires: 8/2/95

William L. Sisemore



STATE OF OREGON: COUNTY OF KLAMATH: ss.

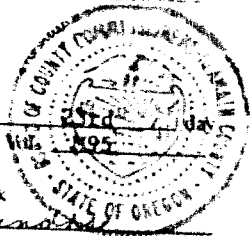
Filed for record at request of Wm. L. Sisemore the 6th day of Jan A.D., 19 95 at 1:40 o'clock P. M., and duly recorded in Vol. 195 of Deeds on Page 1545

FEE \$35.00

INDEXED

Bernetha G. Letsch County Clerk

By Arnette Muller



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of William L. Sisemore the 6th day of February A.D., 19 95 at 9:41 o'clock A. M., and duly recorded in Vol. M95 of Deeds on Page 2638

FEE \$10.00

Bernetha G. Letsch County Clerk

By Arnette Muller