

MTC 36432 DS

DONALD G. CLARK and ROSE M. CLARK, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell and convey
 JESS F. EMERT and WILMA C. EMERT, husband and wife,
 Grantee(s) and grantee's heirs, successors and assigns the following described
 real property, free of encumbrances except as specifically set forth herein in
 the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

SUBJECT TO: all those items of record and those apparent upon the land, if
 any, as of the date of this deed and those shown below, if any:
 and the 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.

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST
 PRACTICES AS DEFINED IN ORS 30.930.

The true and actual consideration for this conveyance is \$ 59,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 5187 SOUTH ETNA, KLAMATH FALLS, OR 97603

Dated this 13th day of October, 1995

Donald G. Clark
 DONALD G. CLARK

Rose M. Clark
 ROSE M. CLARK

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon SS. October 13 1995
 COUNTY OF Klamath

Personally appeared the above named Donald G. Clark &
Rose M. Clark

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Dawn Schooler

Notary Public for Oregon

My commission expires 12/20/98

Return to:

JESS F. EMERT
 5187 SOUTH ETNA
 KLAMATH FALLS, OR 97603

EXHIBIT "A" LEGAL DESCRIPTION

A portion of the SW1/4 NW1/4 in Section 14, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the Northeast corner of the recorded plat of Summers Heights; thence due South 138.55 feet to the true point of beginning of this description; thence continuing South 46.05 feet; thence South 37 degrees 18' East 73.35 feet; thence North 65 degrees 33 1/2' East 125 feet; thence North 14 degrees 15 1/2' West 88.5 feet; thence South 76 degrees 26' West 140.4 feet to the true point of beginning.

EXCEPTING that portion deeded for South Etna Street in Volume M71 at page 8160, Microfilm Records of Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of Summers Heights Subdivision; thence South along Summers Heights Subdivision 138.55 feet to the true point of beginning; thence South along Summers Heights Subdivision 46.05 feet; thence South 37 degrees 18' East 73.35 feet; thence North 65 degrees 33 1/2' East 51.29 feet; thence North 37 degrees 18' West 109.14 feet; thence North 2.39 feet; thence South 76 degrees 26' West 25.72 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 16th day
of October A.D., 19 95 at 10:37 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 27985.

FEE \$35.00

Bernetha G. Letsch - County Clerk

By Davidson Mendenhall