

This Indenture Witnesseth, THAT PAUL A. COX and IRMA E. COX, husband and wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto WALTER G. McNAIR and RUTH J. McNAIR, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

A parcel of land in the $W\frac{1}{2}NW\frac{1}{4}$ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the West line of the $SE\frac{1}{4}$ of the $NW\frac{1}{4}$ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, which is North $0^{\circ}35'$ West 366.2 feet from the South-west corner of said $SE\frac{1}{4}$ of the $NW\frac{1}{4}$ of Section 2; thence North $0^{\circ}35'$ West along said West line a distance of 75 feet; thence North $89^{\circ}25'$ East 135 feet; thence South $0^{\circ}35'$ East 75 feet; thence South $89^{\circ}25'$ West 135 feet to the point of beginning.

Subject to: Regulations, including levies, liens and utility assessments of the City of Klamath Falls; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 29,500.00
~~However, the actual consideration includes other property which is part of the consideration.~~
 (Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 1st day of February 19 80

Paul A. Cox (SEAL) _____ (SEAL)
Irma E. Cox (SEAL) _____ (SEAL)

STATE OF OREGON, County of _____ ss. February 6, 19 80.
 Personally appeared the above named Paul A. Cox and Irma E. Cox, husband and wife,

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

Before me:

William L. Sismore
 Notary Public for Oregon.
 My commission expires 07/19/82

After recording return to:
Walter G. McNair
3707 Anderson Ave
Klamath Falls, OR 97603

Until a change is requested, all tax statements shall be sent to the following name and address:
Walter G. and Ruth J. McNair

STATE OF OREGON,
 County of Klamath } ss.

I certify that the within instrument was received for record on the 15th day of July, 1980, at 3:38 o'clock P.M., and recorded in book M97 on page 22462. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch,

County Clerk-Recorder

By Kathleen Ryan Deputy

Fee: \$30.00

From the Office of
 WILLIAM L. SISEMORE
 First Federal Bldg.
 540 Main Street
 Klamath Falls, Oregon 97601

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