

WALTER D. HAGENBUCH,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

MICHAEL W. O'LEARY and GERALDINE J. O'LEARY, as tenants by the entirety,

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:

THE WESTERLY 50 FEET OF LOTS 5 AND 6 IN BLOCK 32 OF HILLSIDE ADDITION,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK OF KLAMATH COUNTY, OREGON.

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 \$ 56,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1505 FULTON STREET, KLAMATH FALLS, OR 97601

Dated this 22 day of December, 1997

Walter D. Hagenbuch
WALTER D. HAGENBUCH

STATE OF Oregon SS. December 22 1997
COUNTY OF Klamath

Personally appeared the above named Walter D. Hagenbuch

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Marion Grantham
Notary Public for Oregon
My commission expires 1/22/01

ESCROW NO. MT43404-MG

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Return to:

MICHAEL W. O'LEARY
1505 FULTON STREET
KLAMATH FALLS, OR 97601

Amerititle

on this 23rd day of December A.D., 1997
at 3:48 o'clock P M. and duly recorded
in Vol. M97 of Deeds Page 41860

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy.