

KNOW ALL MEN BY THESE PRESENTS, That IVAN E. ECCLES and SHIRLEY J. ECCLES, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by IVAN E. ECCLES and SHIRLEY J. ECCLES, TRUSTEES OF THE ECCLES FAMILY LIVING TRUST, Dated January 12, 1998, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the this grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 4, 5 and 6, Block 29, MOUNTAIN VIEW 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.

R3809-021CC-05100-000

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed, and that grantor will warrant and forever defend the said premises and every part of parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars is other than money.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION 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 30.030.

In Witness Whereof, the grantor has executed this instrument this 12<sup>th</sup> day of January, 1998; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Ivan E. Eccles  
Ivan E. Eccles

Shirley J. Eccles  
Shirley J. Eccles

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named Ivan E. Eccles and Shirley J. Eccles and acknowledged the foregoing instrument to be their voluntary act and deed.



OFFICIAL SEAL  
SCOTT D. MACARTHUR  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 304963  
COMMISSION EXPIRES OCTOBER 10, 2001

Ivan E. Eccles  
Shirley J. Eccles

Before me: Scott D. MacArthur  
Notary Public for Oregon  
My Commissioner Expires: 10/10/2001

STATE OF OREGON, County of Klamath)ss.

Grantor

Ivan E. Eccles, Trustee  
Shirley J. Eccles, Trustee  
1950 Euclid  
Klamath Falls, OR 97601  
Grantee

After recording return to:  
GRANTEE

STATE OF OREGON  
County of Klamath)ss.

Filed for record at request of:

Ivan E. Eccles

on this 12<sup>th</sup> day of January A.D., 1998  
at 3:34 o'clock P. M. and duly recorded  
in Vol. M98 of Deeds Page 979

Bernetha G. Letsch, County Clerk

By Kathleen Ross  
Fcc. \$30.00 Deputy.

Until a change is requested, all tax statements shall be sent to the following address:

SAME