

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Klamath County, a public corporation of the State of Oregon, in consideration of the sum of FOUR HUNDRED FIFTY AND NO/100THS (\$450.00) DOLLARS to it paid by WILLIAM B. THOMAS and VIRGINIA C. THOMAS, husband and wife, of Klamath Falls, Oregon, does hereby grant, bargain, sell and convey unto the said WILLIAM B. THOMAS and VIRGINIA C. THOMAS, husband and wife, and unto their heirs and assigns, all its right, title and interest in and to the following-described parcel of real property, situate in the County of Klamath, State of Oregon, to-wit:

That part of Lot 13, Section 14, Township 36 South, Range 10 East of the Willamette Meridian, lying West of a line running North and South from a point described as being South 1980 feet and East 1113 feet from the Northwest corner of Section 14, EXCEPT from the above-described parcel that part contained within the tract conveyed to Klamath County by deed recorded in Volume 85 at page 614, Deed Records of Klamath County, Oregon, described as follows:

A strip of land 60 feet in width, being 30 feet on each side of the centerline of the Sprague River Highway described as beginning 675 feet North and 620 feet East of the Southwest corner of Lot 13, aforesaid Section, Township and Range, running thence South 89°48' East 710 feet to the East line of said Lot 13,

ALSO EXCEPT: Beginning at a point which lies South along the section line a distance of 1980 feet and East 463 feet from iron pin which marks the Northwest corner of Section 14, thence South 100 feet, thence East 110 feet, thence North 100 feet, thence West 110 feet, more or less, to the point of beginning,

ALSO EXCEPT: A parcel of land 60 feet in width for road purposes in Section 14, Township 36 South, Range 10 East of Willamette Meridian, Klamath County, Oregon, being 30 feet on either side of the following-described centerline:

Commencing at the West quarter corner of Section 14, Township 36 South, Range 10 East of Willamette Meridian, thence North 700.07 feet, thence East 1025.59 feet to a point in Sprague River Highway for the true point of beginning, being Engineer's Centerline Station 0+00, thence South 0°19'40" East 66.95 feet to Engineer's Centerline Station 0+66.95, thence 450 feet along the arc of a 20°00' curve right (the long chord of which bears S. 44°40'20" West 405.14 feet) to Engineer's Centerline Station 5+16.95,

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thence South 89°40'20" West 253.52 feet to Engineer's Centerline Station 7+70.47, thence 586.33 feet along the arc of a 10°00' curve left to the West boundary of said Section 14, containing 1.87 acres, more or less;

TO HAVE AND TO HOLD the same, together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise appertaining to the said WILLIAM B. THOMAS and VIRGINIA C. THOMAS, husband and wife, their heirs and assigns forever.

IN WITNESS WHEREOF, Klamath County, a public corporation of the State of Oregon, acting in this behalf by R. A. PYLE, Chairman of the Board, and M. E. HOLLAND and LLOYD GIFT, the two Commissioners of said County respectively, hereunto duly authorized by virtue of an order of the Board of County Commissioners of said County, and in accordance with the general laws of said State, have caused this instrument to be duly executed and attested by its County Clerk, and its seal affixed this

22nd day of April, 1971.

KLAMATH COUNTY, OREGON

R. A. Pyle
Chairman

M. E. Holland
County Commissioner

Lloyd Gift
County Commissioner

ATTEST:

By Wm. D. Milne County Clerk
[Signature] Deputy

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STATE OF OREGON)
County of Klamath) ss.

BE IT REMEMBERED THAT on this 22nd day of April, 1971,
before me, the undersigned, appeared R. A. PYLE, Chairman of the Board,
and M. E. HOLLAND and LLOYD GIFT, the County Commissioners respectively,
to me personally known, who being duly sworn, did say that he, the said
R. A. PYLE, is the duly elected, qualified and acting Chairman of the
Board of County Commissioners of Klamath County, Oregon, and that they,
the said M. E. HOLLAND and LLOYD GIFT, are the duly elected, qualified
and acting Commissioners respectively of said County and State; and that
the seal affixed to said instrument is that of said County and State; and
said Chairman and said two Commissioners acknowledge said instrument to
be the free act and deed of said County.

IN WITNESS WHEREOF, I have hereunto set my hand and seal the day
and year first in this, my certificate, written.

Virginia Beckey
Notary Public for Oregon

My commission expires September 23, 1972

RETURN TO: William B. Thomas
2403 Pine Grove Road
Klamath Falls, Oregon 97601

STATE OF OREGON, }
County of Klamath } ss.

Filed for record at request of:
KLAMATH COUNTY COMMISSIONER'S OFFICE
on this 23rd day of APRIL A.D., 1971
at 2:36 o'clock P.M. and duly
recorded in Vol. M 71 of DEEDS
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WM. D. MILNE, County Clerk

Fee \$4.50

By *Harold Deagil*
Deputy