

28-2879

66822

Vol. 77 Page 7877

FORM No. 723-BARGAIN AND SALE DEED

1967

KNOW ALL MEN BY THESE PRESENTS, That ARNOLD E. TIGNER AND LOIS M. TIGNER husband and wife, ARNOLD E. TIGNER, individually and as Partner of Winetroun and Tigner Investments, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto G. A. Winetroun III and Linda Winetroun, G. A. Winetroun III being the sole remaining partner of Winetroun and Tigner Investments, hereinafter called grantees, and unto grantees' heirs, successors and assigns all of that certain real property with the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The Northerly 60 feet and the Westerly 150 feet of the Southerly 85.44 feet of Lot E, Subdivision of Enterprise Tract No. 24, in NW $\frac{1}{2}$ of Section 3, Township 39 South, Range 9 East of the Willamette Meridian.

ALSO starting at the Northwest corner of Section 3, Township 39 South, Range 9 East of the Willamette Meridian; thence S00°00'1/2"E along the Westerly boundary of said Section 3, 826.8 feet, more or less, to its intersection with a line parallel with and 75.0 feet distant at right angles Northeasterly from the center line of the Klamath Falls-Lakeview State Highway, also known as South Sixth Street, as the same is now located and constructed, said parallel line being also the Northerly right-of-way line of said Highway; thence S55°52'1/2"E along said right-of-way line 2192.4 feet, more or less, to an iron peg marking the Southwesterly corner of that certain tract of land conveyed to Swan Lake Moulding Company by deed dated May 16, 1968, and recorded in Volume M-68 at page 4736 of Klamath County Deed Records from which peg a cross chiseled in the concrete sidewalk bears S34°07'1/2"W 10.0 feet; thence N34°07'1/2"E at right angles to Sixth Street 150.0 feet to an iron peg and the true beginning point of this description; thence S55°52'1/2"E 73.52 feet to an iron peg in the East line of Enterprise Tract No. 33A; thence N00°21'1/2"E 132.36 feet along said East line to an iron peg; thence S34°07'1/2"W 109.92 feet to the place of beginning.

to have and to hold the same unto the said grantee and grantees' heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$6,000.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).^①

In construing this deed the singular includes the plural as the circumstances may require.

Witness grantor's hand this 8th day of June, 1972.

[Signature]
Lois M. Tigner

STATE OF OREGON, County of Marion, ss. June 8, 1972.

Personally appeared the above named Arnold E. Tigner and Lois M. Tigner

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

(OFFICIAL SEAL)

Before me

[Signature]
Notary Public for Oregon

My commission expires June 8, 1973.

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Bargain and Sale Deed

TO

(DON'T USE THIS SPACE, RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

AFTER RECORDING RETURN TO

Equitable Savings
Box 1750
City

FEE \$2.00

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instrument was received for record on the 18th day of July, 1972, at 4:10 o'clock P.M., and recorded in book N 72 on page 1817. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title.

By *[Signature]* Deputy.