

17580

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Edward L. Talbert and O. Jean Talbert, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Russell H. Daniels and Diane B. Daniels, husband & wife as Tenants by the Entirety, hereinafter called grantee, and unto grantee's 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:

Block 22, Lot 8, 2nd Addition to Nimrod River Park as shown on map in Official Records of said County.

Subject to all conditions, covenants, reservations, restrictions, easements, rights and rights of way of record.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1,890.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93-030.)

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.

In Witness Whereof, the grantor has executed this instrument this 16th day of July, 1976; 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:

Edward L. Talbert
O. Jean Talbert

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, California }
County of Los Angeles } ss.
July 16, 1976

STATE OF OREGON, County of _____ } ss.
_____, 19____

Personally appeared the above named Edward L. Talbert and O. Jean Talbert

Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____

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

_____ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by _____ of its board of directors and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: *Dorothy A. Tissot*
Notary Public for Oregon California
My commission expires 4-21-78

Before me: *Dorothy A. Tissot*
Notary Public for Oregon
My commission expires: April 21, 1978
1123 S. San Gabriel Blvd., San Gabriel, CA 91776

Edward L. & O. Jean Talbert
120 E. Live Oak, #D
San Gabriel, California 91776
GRANTOR'S NAME AND ADDRESS

Russell H. & Diane B. Daniels
48528 Hawk Drive
Selfridge A.N.G. Base, Michigan 48045
GRANTEE'S NAME AND ADDRESS

After recording return to:
Russell H. & Diane B. Daniels
48528 Hawk Drive
Selfridge A.N.G. Base, Michigan 48045
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Russell H. & Diane B. Daniels
48528 Hawk Drive
Selfridge A.N.G. Base, Michigan 48045
NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 12th day of AUGUST, 1976, at 2:49 o'clock P.M., and recorded in book M 76 on page 12499 or as file/reel number 17580, Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

By *Hazel [Signature]* Recording Officer
Deputy

FEE \$ 3.00