

A-24012

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46188

BARGAIN AND SALE DEED

Vol. 78

Page

7066

KNOW ALL MEN BY THESE PRESENTS, That FIRST NATIONAL BANK OF OREGON,  
TRUSTEE, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
CARL H. FERGUSON AND LEATA D. FERGUSON, husband and wife,  
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:

Lots 81 and 82, Block 1 of SUN FOREST ESTATES,  
Tract 1060, as shown by Map on file in the  
office of the County Recorder.

Free and clear of all liens and encumbrances  
except restrictions and easements of record and  
except any lien or encumbrance caused or  
created by the Lot Vendee.

(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 \$ 3,790.00

~~However, the actual consideration consists of or includes other property or value given or promised which is~~  
the whole consideration (indicate which).<sup>①</sup> (The sentence between the symbols<sup>①</sup>, 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 24th day of March, 1978;  
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.

FIRST NATIONAL BANK OF OREGON, TRUSTEE

Joseph C. Gander, Asst. Vice President

Helen J. Bird, Asst. Cashier

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON,

County of \_\_\_\_\_

} ss.

, 19 \_\_\_\_\_

Personally appeared the above named \_\_\_\_\_

and acknowledged the foregoing instru-  
ment to be \_\_\_\_\_ voluntary act and deed.

Before me:

(OFFICIAL  
SEAL)

Notary Public for Oregon

My commission expires \_\_\_\_\_

STATE OF OREGON, County of Multnomah ) ss.  
March 24, 19 78

Personally appeared Joseph C. Gander and  
Helen J. Bird \_\_\_\_\_ who, being duly sworn,

each for himself and not one for the other, did say that the former is the  
Assistant Vice president and that the latter is the  
Assistant Cashier secretary of First  
National Bank of Oregon \_\_\_\_\_ 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 be-  
half of said corporation by authority of its board of directors; and each of  
them acknowledged said instrument to be its voluntary act and deed.

Before me:

J. V. Riedel

Notary Public for Oregon

My commission expires: Dec. 20, 1979

(OFFICIAL  
SEAL)

FIRST NATIONAL BANK OF OREGON  
TRUST REAL ESTATE DEPT. T-9  
PO BOX 3131 PORTLAND, OREGON 97208  
GRANTOR'S NAME AND ADDRESS

CARL H. AND LEATA D. FERGUSON  
1424 HUMBOLDT ST.  
SAN PABLO, CALIFORNIA 94806  
GRANTEE'S NAME AND ADDRESS

After recording return to:

FIRST NATIONAL BANK OF OREGON  
see above

NAME, ADDRESS, ZIP

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

CARL H. AND LEATA D. FERGUSON  
see above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instru-  
ment was received for record on the  
12th day of April, 1978,  
at 3:33 o'clock P. M., and recorded  
in book M78 on page 7066 or as  
file/reel number 46188  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

M. D. Milne

Recording Officer  
By \_\_\_\_\_ Deputy

Fee \$3.00