

1-1-74 49064

BARGAIN AND SALE DEED

Vol. 78 Page 11246

KNOW ALL MEN BY THESE PRESENTS, That Buma Mae Brown

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Leo Beverly Morstad, hereinafter called grantor, 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:

The North half of the Northwest quarter of Southwest quarter (NW 1/4 SW 1/4) of Section 24 Township 34, South, Range 6 East of the Willamette Meridian, Klamath County, Oregon.

I also give, devise and bequeath to the Grantee, his heirs, successors and assigns an easement 30 feet in width located adjacent to the Westerly boundary line of the South half of the Northwest quarter of the Southwest quarter of Section 24 Township 37 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon. This easement is to run with and be a burden upon the last described parcel of real property for the benefit of the property first described herein and for the purpose of ingress and egress thereto.

There is no monetary consideration for this conveyance.

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 \$ 0. 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 Φ , 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 23 day of May, 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.

Buma Mae Brown

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Clatsop ss. May 23, 1978

Personally appeared the above named Buma Mae Brown and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me: Richard C. Cottle
Notary Public for Oregon
My commission expires: Aug. 3, 1979

STATE OF OREGON, County of Clatsop ss. Personally appeared Buma Mae Brown and Leo Beverly Morstad, 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 Buma Mae Brown, 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 authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: Richard C. Cottle
Notary Public for Oregon
My commission expires: Aug. 3, 1979

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
Richard Cottle
P.O. Box 627
Astoria, Or 97103

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, County of Klamath ss. I certify that the within instrument was received for record on the 26th day of May, 1978, at 2:32 o'clock P.M., and recorded in book M78 on page 11246 or as file/reel number 49064. Record of Deeds of said county. Witness my hand and seal of County affixed.

Wm. D. Milne
Recording Officer
Berntha A. Rietz
Deputy

Fee \$3.00

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