

49147

BARGAIN AND SALE DEED

Vol. 178 Page 11353

KNOW ALL MEN BY THESE PRESENTS, That Frederick J. Blanchfield and Paula R. Blanchfield, hereinafter called grantor, and Ronald A. Phillips hereinafter called grantee, and unto grantee's heirs, successors and assigns ^{1/2} interest in and to 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 Southwest 1/4 of the Southwest 1/4 of the Northwest 1/4 Section 16, Township 31 South, Range 7 East Willamette Meridian. EXCEPTING THEREFROM the Southerly 60 feet of said property, which is reserved as an easement for egress and ingress for themselves and their successors in interest

to other properties owned by them. TOGETHER WITH an undivided interest in the SW1/4SW1/4SE1/4NW1/4; N1/2SW1/4SE1/4NW1/4; NW1/4SE1/4NW1/4; N1/2SW1/4NW1/4; Section 16 and NE1/4SE1/4NE1/4, Section 17, Township 31 South, Range 7 East, Willamette Meridian.

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 \$ 6,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 27th day of April, 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.

Frederick J. Blanchfield
Paula R. Blanchfield

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Deschutes } ss.
4/27, 1978

Personally appeared the above named Frederick J. Blanchfield and acknowledged the foregoing instrument to be his voluntary act and deed.

Notary Public for Oregon
My commission expires 2/1/79

STATE OF OREGON, County of } ss.
1978

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 _____ 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.

Notary Public for Oregon
My commission expires: _____

Frederick J. Blanchfield
63429 Deschutes MKR RD
Bend, Or 97001

Ronald A. & O. Beth Phillips
3160 Columbine
Eugene, Or 97404

After recording return to:
Ronald A. Phillips
3160 Columbine
Eug, Or. 97404

Until a change is requested all tax statements shall be sent to the following address:
Ronald A. Phillips
3160 Columbine
Eug, Or. 97404

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 30th day of May, 1978, at 11:12 o'clock P.M., and recorded in book M78 on page 11353 or as file/reel number 49147. Record of Deeds of said county. Witness my hand and seal of County of Klamath.

Wm. D. Milne
By _____ Recording Officer
Deputy

Fee \$3.00

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