

73329

BARGAIN AND SALE DEED

38-19134 Vol. <sup>m</sup> 79 Page 20957

KNOW ALL MEN BY THESE PRESENTS, that JAMES F. COONAN, MICHAEL COONAN and TERANCE COONAN, hereinafter called Grantors, for the consideration hereinafter stated, do hereby grant, bargain, sell and convey unto RICHARD J. SMITH, 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:

As set forth in Exhibit "A" attached hereto.

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 \$7,500.00.

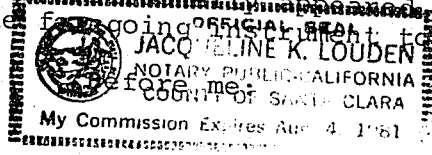
IN WITNESS WHEREOF, the Grantors have executed this instrument this 30th day of April, 1979.

James F. Coonan  
James F. Coonan  
Michael Coonan  
Michael Coonan  
Terance Coonan  
Terance Coonan

STATE OF CALIFORNIA, County of Santa Clara ) ss.

April 30, 1979, 1979

Personally appeared the above named JAMES F. COONAN and acknowledged the foregoing instrument to be his voluntary act and deed.

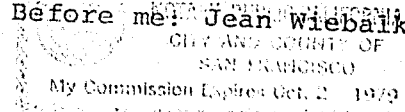
  
JACQUELINE K. LOUDEN  
NOTARY PUBLIC - CALIFORNIA  
COUNTY OF SANTA CLARA  
My Commission Expires Aug. 4, 1981

Jacqueline K. Loudon  
Notary Public for said County and State. My Comm. expires: Aug. 4, 1981

STATE OF California, County of San Francisco ) ss.

5/1/79, 1979

Personally appeared the above named MICHAEL COONAN and acknowledged the foregoing instrument to be his voluntary act and deed.

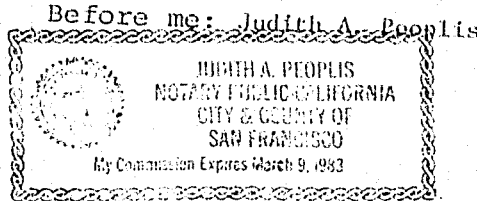
  
JEAN WIEBALK  
NOTARY PUBLIC - CALIFORNIA  
CITY AND COUNTY OF SAN FRANCISCO  
My Commission Expires Oct. 2, 1979

Jean Wiebalk  
Notary Public for said County and State. My Comm. expires:

STATE OF California, County of San Francisco ) ss.

5/1, 1979

Personally appeared the above named TERENCE COONAN and acknowledged the foregoing instrument to be his voluntary act and deed.

  
JUDITH A. PEPLIS  
NOTARY PUBLIC - CALIFORNIA  
CITY & COUNTY OF SAN FRANCISCO  
My Commission Expires March 9, 1983

Judith A. Peoples  
Notary Public for said County and State. My Comm. expires 3/9/83

## TOWNSHIP 37 SOUTH, RANGE 14 EAST WILLAMETTE MERIDIAN

Section 11:  $N\frac{1}{2}NW\frac{1}{4}SW\frac{1}{4}$  and that portion of  $SE\frac{1}{4}NW\frac{1}{4}$  and  $NE\frac{1}{4}SW\frac{1}{4}$  described as follows:

Beginning at the intersection of a fence line which runs east and west approximately through the center of said Section 11 with the Southwesterly line of the right of way of the Pelican Bay Lumber Company's logging railroad, which point is 50 feet Southwesterly at right angles to the center line of said logging railroad at Engineer's Station 60+82 and 1515 feet East from the quarter corner common to Sections 10 and 11 township and range aforesaid; thence South  $39^{\circ}40'$  East along said Southwesterly right of way line 388 feet to a point; thence Westerly along the arc of a curve to the left having a radius of 453.3 feet (a line produced radially to said arc through its point of beginning bears South  $31^{\circ}26'$  West) 274.4 feet; thence on the arc of a 386.3 foot radius curve to the left 237 feet; thence South  $47^{\circ}57'$  West 21 feet; thence along the arc of a 691.8 foot radius curve to the left 40 feet; thence North along the East line of the  $NW\frac{1}{4}SW\frac{1}{4}$  of said Section 11, 90 feet; thence North  $41^{\circ}26'$  East 48 feet; thence Northerly along the arc of a 453.3 foot radius curve to the left 582.1 feet to a point; thence South  $39^{\circ}40'$  East along said Southwesterly right of way line 250 feet to the point of beginning, containing 2.08 acres, more or less.

Section 14: A strip of land 100 feet in width, being 50 feet on each side of the following described center line: Beginning at a point on the section line between Sections 11 and 14 Township 37 South, Range 14 E.W.M. which is 2446 feet East from the corner common to Sections 10, 11, 14 and 15 said township and range, which point is known as Location Station 33 and 92 of Pelican Bay Lumber Company's logging railroad; thence South along a  $4^{\circ}$  curve to the left 492 feet; thence South  $2\frac{1}{2}^{\circ}$  East 250 feet; thence along a  $4^{\circ}$  curve to the right 350 feet; thence South  $11^{\circ}$  West 233 feet to a point on the South line of the  $NE\frac{1}{4}NW\frac{1}{4}$  of Section 14 which is 257 feet West of the North and South center line of said section, containing 3.04 acres, more or less.

Exhibit "A"

Return: Richard J. Smith  
5966 S Calgary Dr.  
Bend, OR

STATE OF OREGON; COUNTY OF KLAMATH; ss.

led for record at request of Transamerica Title Co.

this 31st day of August A. D. 1979 at 3:38 clock PM., an

only recorded in Vol. M79, of Deeds on Page 20957

Wm. D. MILNE, County Clerk

Fee \$7.00

By Pamela H. H. H. H.