

78269

BARGAIN AND SALE DEED

Vol. M79 Page 28978

KNOW ALL MEN BY THESE PRESENTS, That GEORGE J. LAMB,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ^{hereinafter called grantor,} and FRANCES L. HAMILTON, 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:

All that portion of the E $\frac{1}{2}$ SE $\frac{1}{4}$, Section 34, Township 35 S., R. 9 E.W.M., described as follows: Beginning at the SE corner of the SE $\frac{1}{4}$ SE $\frac{1}{4}$, Section 34; thence westerly (along the Section line) 640 feet; thence N. 20°40' W. 31.5 feet; thence N. 2°50' E. 754 feet; thence N. 50°49' W. 175 feet; thence N. 2°53' W. 325 feet; thence N. 11° E. 530 feet to a point on the center line of the U.S.R.S. C-4 Canal; thence along said center line S. 88° E. 670 feet to a point in the East line of the NE $\frac{1}{4}$ SE $\frac{1}{4}$, Section 34, at a point 1725 feet North of the point of beginning; thence South 1725 feet to the point of beginning.

RESERVING, HOWEVER, to grantor for the full term of his natural life, the following-described portion of said real property, to-wit: Beginning at the SW corner of the above-described premises; thence easterly along the South boundary of said premises 218 feet; thence northerly and parallel with the West boundary of said property 300 feet to a point; thence easterly and parallel with the South boundary of said property 210 feet; thence northerly and parallel with the West boundary of said property 900 feet; thence westerly and parallel with the South boundary of said property 428 feet to the West boundary of said property; thence southerly along the West boundary of said property 1200 feet to the point of beginning.

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

^{the whole} 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 93.630.)

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 14 day of December, 1979; 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.

George J. Lamb

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of KLAMATH

12/14

19 79.

STATE OF OREGON, County of

ss.

Personally appeared

and

Personally appeared the above named
GEORGE J. LAMB

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 his voluntary act and deed.

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.

(OFFICIAL SEAL)

Before me:
Herman F. Smith

Notary Public for Oregon

My commission expires 12/13/82

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

George J. Lamb

GRANTEE'S NAME AND ADDRESS
William F. Hamilton, et ux

After recording return to
H.F. Smith
640 Main Street
Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the following address
William F. and Frances L. Hamilton
5831 Maryland
Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 17th day of December, 1979, at 4:41 o'clock P. M., and recorded in book 2179 on page 28978 or as file/reel number 78269
Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Herman F. Smith* Recording Officer
Deputy

Fee \$3.50