

MTG-8417

BARGAIN AND SALE DEED

Vol. 1180 Page 117

KNOW ALL MEN BY THESE PRESENTS, That FIRST NATIONAL BANK OF OREGON, a national banking association, Trustee hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto MORTGAGE BANCORPORATION 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:

Lot 78, 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.

80 MAR 13 PM 12 28

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 \$1,895.00. ~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which).~~ (The sentence between the symbols D, 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 31st day of January, 1980; 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

James M. Wilson, Vice President
Helen J. Bird, Asst. Cashier

STATE OF OREGON, County of Multnomah, ss. January 31, 1980

Personally appeared James M. Wilson and Helen J. Bird who, being duly sworn, each for himself and not one for the other, did say that the former is the Vice President and that the latter is the Asst. Cashier of First National Bank of Oregon, Trustee, 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: Notary Public for Oregon My commission expires: My Commission Expires Oct. 17, 1983

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,) ss. County of) 19

Personally appeared the above named

and acknowledged the foregoing instrument to be voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon My commission expires

FIRST NATIONAL BANK OF OREGON TRUST REAL ESTATE DEPT. T-9 P O BOX 3131 PORTLAND OREGON 97208

MORTGAGE BANCORPORATION REF. JAMES RICE CONTRACT JOHN C. CROUTHERS JR. ATTORNEY AT LAW 960 Broadway St. N.E. Suite 6 Salem Oregon 97301

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

STATE OF OREGON,) ss. County of Klamath)

I certify that the within instrument was received for record on the 13th day of March, 1980, at 12:20 o'clock P.M. and recorded in book reel volume No. 100 on page 1773. or as document fee file instrument/microfilm No. 01340 Record of Deeds of said county.

Witness my hand and seal of County affixed.

By: Kenneth A. Wilson Deputy

Fee \$3.50