

1-1-74

BARGAIN AND SALE DEED

Vol. 178 Page 5027



KNOW ALL MEN BY THESE PRESENTS, That GEORGE E. KITTREDGE

, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto my sons
RONALD E. KITTREDGE, DANIEL E. KITTREDGE, and ROBERT F. KITTREDGE
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:

TOWNSHIP 36 SOUTH, RANGE 10 EAST, W.M.

Section 23: S 1/2 - S 1/2 - E 1/2 - SW 1/4, reserving from the
S 1/2 - S 1/2, a joint user roadway easement of 30 feet in width
along the east line of said S 1/2 - S 1/2; subject to easements,
rights of way of record and those apparent on the land and reserva-
tions: (and including non-exclusive easements for roadway purposes)

For grantee and for adjoining property owners and their assigns and
successors, a 60 ft. wide easement for joint user roadway and all
other roadway purposes over and across a 60 ft. wide strip of land
laying north of, adjoining, and parallel to the southerly boundary
of the N 1/2 of Sec. 23: T 36S, R 10E, W.M. and;

Also over and across a 60 ft. wide strip of land laying North of ad-
joining and parallel to the southerly boundary of NW 1/4 of Sec. 24;
T 36S, R 10E, W.M. and;

Also over and across a 60 ft. wide strip of land laying east of
adjoining, and parallel to the westerly boundary of NW 1/4 of Sec.
23: T 36S, R 10E, W.M. and

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 \$ None

① However, the actual consideration consists of or includes other property or value given or promised which is
the whole consideration (indicate which). ② (The sentence between the symbols ①, 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 30 day of April, 19 80;
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 E. Kittredge
GEORGE E. KITTREDGE

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,

County of Klamath
April 30, 19 80

Personally appeared the above named
George E. Kittredge

and acknowledged the foregoing instru-
ment to be his voluntary act and deed.

(OFFICIAL
SEAL)

Notary Public for Oregon
My commission expires 1-20-84

STATE OF OREGON, County of) ss.

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 be-
half 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:

(OFFICIAL
SEAL)

Notary Public for Oregon
My commission expires:

George E. Kittredge
3241 E. Centralia Street
Lakewood, California 90712

GRANTOR'S NAME AND ADDRESS

After recording return to:
George E. Kittredge
3241 E. Centralia Street
Lakewood, California 90712

NAME, ADDRESS, ZIP

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

George E. Kittredge
3241 E. Centralia Street
Lakewood, California 90712

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instru-
ment was received for record on the
day of 19

at o'clock M., and recorded
in book on page or as
file/reel number

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Recording Officer
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

8028

Also over and across a 60 ft. wide strip of land laying north of adjoining and parallel to the southerly boundary of E 1/2 of SW 1/4 of Sec. 23; T 36S, R 10E W.M. and;

Also over and across a 60 ft. wide strip of land laying north of, adjoining, and parallel to the southerly boundary of Sec. 14; T 36S, R 10 E., W.M. and;

Also over and across a 60 ft. wide strip of land laying north of, adjoining, and parallel to the southerly boundary of SE 1/4 of Sec. 15 T 36S, R 10E, W.M. and;

Also over and across a 60 ft. wide strip of land laying east of, adjoining, and parallel to the westerly boundary of Lots #13, #20, #21, #28, #29, Sec. 13: T 36S, R 10E. W.M. and;

Also over and across a 60 ft. wide strip of land laying east of, adjoining, and parallel to the westerly boundary of Lots #18, #23, #26, #31, #30, #27, #22, Sec. 14: T 36S, R 10E, W.M. and;

Also over and across a 60 ft. wide strip of land laying north of, adjoining, and parallel to the southerly boundary of Lots #21, #22, #23, #24, Sec. 14: T 36S, R 10E, W.M. and;

Also over and across a 60 ft. wide strip of land laying east of, adjoining, and parallel to the westerly boundary of NE 1/4, Sec. 23: T 36S, R 10E, W.M. and;

Also over and across a 60 ft. wide strip of land laying west of, adjoining and parallel to the easterly boundary of NW 1/4 of Sec. 24: T 36S, R 10E, W.M., and of the SW 1/4 of Sec 13: T 36S, R 10E, W.M. and that part of Lot #14, Sec. 13: T 36S, R 10E. W.M. that lays south of Sprague River Highway.

Reserving a life estate to the Grantor for the life of Grantor and providing that should any of the aforementioned sons (Grantees herein) predecease me, that said son's interest herein shall cease and determine and pass to the surviving grantees.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Glenn D. Rameriz, Atty

this 30th day of April A. D. 1980 at 3:02 o'clock P. M., of

truly recorded in Vol. M80, of Deeds on Page 8027

W. D. MILNE, County Clerk

By Bernard H. Keloch

Fee \$7.00