

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That Jack M. Fraser

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Jean M. Brandt, hereinafter called grantor,

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: A parcel of land lying in the SE 1/4 of Section 10, Township 36 South, Range 6 East, Willamette Meridian, more particularly described as follows: Beginning at a point which is East along the East-West center section line a distance of 150 feet and South parallel to the North-South center section line a distance of 730 feet from the center section corner of said Section 10; thence continuing South parallel to said North-South center line a distance of 90 feet; thence East parallel to said East-West center line a distance of 180 feet; thence West parallel to said East-West center line a distance of 180 feet; thence North parallel to said North-South center line a distance of 90 feet; thence West parallel to said East-West center line a distance of 180 feet more or less, to the point of beginning. Together with an easement for roadway purposes over said easement is non-exclusive and is to be used by grantees in common with the grantees of other lands of the Grantors which border on said 50 foot roadway. Free from all encumbrances except 1972-73 Real Property Taxes are now a lien but not yet payable, Deed of Easement and Flowage Right, dated & rec. 11/17/17 Vol. 58 pg 541 Deed records Klamath County Ore. Agreements, Reservations, Restrictions, Rights of Way and easements of record; Rights of the Federal Government, the State of Oregon and the general public to parts thereof lying below high water line of Upper Klamath Lake.

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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

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 (H), 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 14 day of May, 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.

x Jack M. Fraser

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Jackson, ss. May 12, 1980

Personally appeared the above named

Jack M. Fraser

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

(OFFICIAL SEAL)

Before me: Helen E. Brown

Notary Public for Oregon

My commission expires Jan 10, 1987

STATE OF OREGON, County of ss.

Personally appeared

and 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 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:

(OFFICIAL SEAL)

Jack M. Fraser
Harriman Route Box 58 M.
Klamath Falls, Or 97601

GRANTOR'S NAME AND ADDRESS

Jean M. Brandt
Harriman Route Box 58 M
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Jack M. Fraser
Harriman Route Box 58M
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 12th day of May, 1980, at 3:10 o'clock P.M., and recorded in book reel volume No. M80 on page 8687 or as document fee file instrument/microfilm No. 84214. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Berntha Helich Deputy

Fee \$3.50

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