

1-1-74

86811

BARGAIN AND SALE DEED

Vol. M80 Page 12933

KNOW ALL MEN BY THESE PRESENTS, That Shirley Faye Hilyard

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto hereinafter called grantor, Clarence H. Newhall

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 situated in the East 1/2 of the Northeast 1/4 of Section 12, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the most Westerly corner of Lot 1, Block 1, HILYARD TRACTS, as the same is shown and recorded in official Klamath County Records, thence from said point of beginning South 37° 33' East along the Westerly line of said Lot 1, Block 1, HILYARD TRACTS, 62.80 feet more or less, thence South 05° 33' East along the Westerly line of said Lot 1, Block 1, HILYARD TRACTS, 74.73 feet more or less to the most Southerly corner of that certain parcel described in Volume M79, page 10239, Microfilm Records of Klamath County, Oregon; thence South 43° 55' West along the Southwesterly extension of the Southerly line of said parcel described in Volume M79 page 10239, 78.94 feet to a point which is located 60 feet measured at right angles to the Westerly line of said Lot 1, Block 1, HILYARD TRACTS, thence North 05° 33' West parallel to the Westerly line of said Lot 1, Block 1, and 60 feet Westerly measured at right angles, 108.83 feet more or less, thence North 37° 33' West parallel to the Westerly line of said Lot 1, Block 1, and 60 feet Westerly measured at right angles 58.35 feet more or less to a point that is located South 64° 27' West and the Southwesterly extension of the Northerly line of said Lot 1, Block 1, (ON BACK)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

However, the actual consideration paid for this transfer, stated in terms of dollars, is \$

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 day of June, 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.

Shirley Faye Hilyard (Signature)

35 JUL 11 PM 4 35 '80

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Klamath, July 11, 1980

STATE OF OREGON, County of ss. Personally appeared

Personally appeared the above named Shirley Faye Hilyard

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

and acknowledged the foregoing instrument to be her 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) Notary Public for Oregon My commission expires 6/1/81

(OFFICIAL SEAL) Notary Public for Oregon My commission expires:

Shirley Faye Hilyard 8320 Keller Road Klamath Falls, OR 97601 GRANTOR'S NAME AND ADDRESS

Clarence H. Newhall Klamath Falls, OR 97601 GRANTEE'S NAME AND ADDRESS

After recording return to: GIACOMINI, JONES & ASSOCIATES ATTORNEYS AT LAW A PROFESSIONAL CORPORATION 633 MAIN STREET KLAMATH FALLS, OREGON 97601

Until a change is requested all tax statements shall be sent to the following address. Clancey Newhall 2232 Union Street Klamath Falls, OR 97601 NAME, ADDRESS, ZIP

STATE OF OREGON, County of ss.

I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book/reel/volume No. on page. or as document/fee/file/instrument/microfilm No. Record of Deeds of said county.

Witness my hand and seal of County affixed. By Deputy

ok 7/23

