

K-33615

1-1-74

88933

BARGAIN AND SALE DEED

Vol. 1180 Page 16320



KNOW ALL MEN BY THESE PRESENTS, That WILBUR CHARLES LINDMEIER

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JEAN MILES 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 8 in Block 14, Fairview Addition No. 2, to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

SUBJECT To Trust Deed, including the terms and provisions thereof executed by Joel D. DeAvilla and Victoria M. DeAvilla, husband and wife, as Grantors, to Robert D. Boivin, Trustee, for Western Bank, as beneficiary, dated February 26, 1974, recorded February 26, 1974, in Volume M 74, page 2805, Mortgage Records of Klamath County, Oregon, to secure the payment of \$24,000.00, which grantee hereby assumes and agrees to pay according to the terms and provisions thereof.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 \$ 25,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) or (if the terms between the symbols do not apply, 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 28th day of August, 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.

Wilbur Charles Lindmeier

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }
County of Klamath, } ss.
August 28, 19 80.

Personally appeared the above named
WILBUR CHARLES LINDMEIER

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

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 7/19/82

STATE OF OREGON, County of) ss.
19

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 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)

WILBUR CHARLES LINDMEIER

GRANTOR'S NAME AND ADDRESS

JEAN MILES

GRANTEE'S NAME AND ADDRESS

After recording return to:

Jean Miles
P.O. Box 1569
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

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

JEAN MILES
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 28th day of August, 19 80, at 9:38 o'clock AM., and recorded in book N80 on page 16320 or as file/reel number 88933, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
By Bernetha J. Letsch Recording Officer Deputy

Fee \$3.50