

1-1-74

BARGAIN AND SALE DEED

Vol. mgl Page 6654

75-98339

KNOW ALL MEN BY THESE PRESENTS, That

ED L. HOWELL, Trustee of the Estate

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto:

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 CLATSOP, State of Oregon, described as follows to-wit:

SEE DESCRIPTION ON REVERSE SIDE OF THIS DEED

Western right of way line of Highway 97, 358.17 feet to point of beginning
Western right of way line of Williamson River Bridge

Tract of land in Section 21, Township 35 South, Range 1 East of the Williams Fork River, is particularly described as follows:

Township 35 South
 Range 10 East
 Section 10
 Township 35 South
 Range 10 East
 Section 10

The following points being the true point of beginning of said description; thence

located along the line of increased forest 300.0 feet; thence North 80° 32' 12" East, a distance of 300.0 feet, more or less to an existing fence; thence North 4° 41' 12" East, a distance of 300.30 feet, to the corner of the lot.

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 \$_____ inheritance.....
 of the consideration (indicate which).^① (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, the masculine includes the feminine, and the neuter includes the masculine and feminine.

In Witness Whereof, the grantor has executed this instrument this 13th day of April, 1981; 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

Ed L. Howell, Trustee

_____ ss.

Notary Public
for and in the State of Oregon,
County of _____

Witness my hand and seal at the City of _____
this _____ day of _____, 19____.

Notary Public
for and in the State of Oregon,
County of _____

Country of Alabama 19
Apr. 13, 1981 Personally appeared _____ and
 _____ who, being duly sworn,
 Personally appeared the above named _____
 each for himself and not one for the other.

and acknowledged the foregoing instru-
ment and that the said [redacted] is a corporation

Voluntary act and deed.

Before me: Charles Clark

Notary Public

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 2/23/85

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON,

GRANTOR'S NAME AND ADDRESS _____

County of _____

I certify that the within instrument was received for record on the _____ day of _____ 19____

GRANTEE'S NAME AND ADDRESS
 ORDERING RETURN TO:
 John Nelson

SPACE RESERVED
 FOR
 RECORDER'S USE

at _____ o'clock _____ M., and recorded
 in book/reel/volume No. _____ on
 page _____ or as document/tee/file/

State of Oregon, County of Clatsop, ss. I, the undersigned, Clerk of said County, do hereby certify that the foregoing is a true and correct copy of the original record of said instrument, as the same appears from the records of said County.

Witness my hand and seal of said County, this 14th day of May, 1924.

Clerk of said County.

State of Oregon, County of Clatsop, ss. I, the undersigned, Clerk of said County, do hereby certify that the foregoing is a true and correct copy of the original record of said instrument, as the same appears from the records of said County.

Witness my hand and seal of said County, this 14th day of May, 1924.

Clerk of said County.

[illegible]

NAME, ADDRESS, ZIP _____ By _____ Deputy

1788

DESCRIPTION

6655

Property situate in Section 21, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon; beginning at the initial point of Williamson River Estates, situate South 18° 49' 22" East 1038.84 feet from the North ¼ corner of Section 21; thence South 81° 02' 30" West along the Northerly right of way line of Williamson River Drive 172.88 feet; thence South 81° 02' 30" West 80.33 feet; thence North 09° 27' 45" West parallel to Highway 97, 365.94 feet; thence North 80° 32' 15" East, 253.20 feet to Westerly right of way line of Highway 97; thence South 9° 27' 45" East along Westerly right of way line of Highway 97, 368.17 feet to point of beginning, with bearings based on recorded plat of Williamson River Estates.

EXCEPTING THEREFROM THE FOLLOWING:

A tract of land in Section 21, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the quarter corner common to Sections 16 and 21, Township 35 South, Range 7 East of the Willamette Meridian; thence South 27° 54' East a distance of 692.3 feet, more or less, to a point on the centerline of U. S. Highway No. 97, the aforesaid point being the true point of beginning of this description; thence South 9° 27' 45" East along the center line of aforesaid Highway No. 97 a distance of 200.0 feet; thence South 80° 32' 15" West, at right angles to aforesaid Highway centerline, a distance of 302.0 feet, more or less to an existing fence; thence Northerly along the line of aforesaid fence 200.0 feet; thence North 80° 32' 15" East 303.0 feet, more or less to the true point of beginning.

EXCEPTING THEREFROM any portion lying within the right of way of State Highway No. 97.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of

this 14th day of April A.D. 1981 at 9:17 o'clock A.M. and
duly recorded in Vol. M81 of Deeds on Page 6654.

EVELYN BIEHN, County Clerk

By Evelyn A. Biehn

Fee \$7.00

STATE OF OREGON

County of _____
I certify that the within instrument was recorded for record on the _____ day of _____, 1981, at _____ o'clock _____ M., and recorded in book _____ volume _____ of the _____ County, Oregon, and the same is a true and correct copy of the original instrument filed for record in the County of _____ and State of _____.

County Clerk

PROB. 5015
H&J P. 1070