

10793

THIS INDENTURE, Made this 12th day of March

TOM DURYEE, 19 82, by and between
Sheriff

of KLAMATH County, Oregon, hereinafter called the grantor, and WESTERN BANK, an Oregon
Banking Corporation, hereinafter called the grantee; WITNESSETH:
RECITALS: In a suit in the Circuit Court of the State of Oregon for KLAMATH
Case Number 80-534, in which WESTERN BANK, an Oregon Banking Corporation

was plaintiff and Lyndell Edwards; Nancy Edwards; Craft Printers, Inc.; The United States of
America; Raymond P. Thorne, Assistant Director of the Employment Division of the State
of Oregon; Department of Revenue of the State of Oregon; and Mervin D. Woodard,
were defendants, a judgment was entered and filed on the 30th day of December, 19 80, for the fore-
closure of a mortgage on the real property described below; following the entry of said judgment, a writ of execution directing the sale
of said real property was issued out of said court, pursuant to which and on the 10th day of March
19 81, the said real property was sold, subject to redemption, in the manner provided by law, for the sum of \$102,274.31 to
Western Bank, an Oregon Banking Corporation
who was the highest and best bidder and that being the highest and best sum bid therefor; at the time of said sale the said purchaser
paid the amount bid for said property to the grantor or his predecessor in office; at said sale a certificate of sale as required by law
was duly executed and delivered to the said purchaser; upon due return of said sale on said execution, the said sale was duly confirmed
on the 26th day of March, 19 81, said order of confirmation having been entered in volume M81
at page 5058 of the journal of said court, to which reference now is made.
The said real property has not been redeemed from such sale and the time for so doing has now expired; the grantee herein is
the owner and holder of said certificate of sale.
NOW, THEREFORE, in view of the premises, in order to complete said sale pursuant to law and in consideration of the sum
paid for said real property at said sale, the grantor has granted, bargained, sold and conveyed and by these presents does grant, bargain,
sell and convey unto the grantee, his heirs, successors-in-interest and assigns, that certain real property situated in KLAMATH
County, Oregon, described as follows, to-wit:

See Addendum.

together with all of the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and all of the
interest of the defendants and each of them in and to said real property;
TO HAVE AND TO HOLD the same unto the grantee and grantee's heirs, successors-in-interest and assigns forever.
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$102,274.31. However, the actual
consideration consists of or includes other property or value given or promised which is part of the whole consideration (indicate which).
IN WITNESS WHEREOF, the grantor has executed this instrument.

By David L. Smith
Chief Civil Deputy

TOM DURYEE

Name

Sheriff

Title

STATE OF OREGON, County of KLAMATH

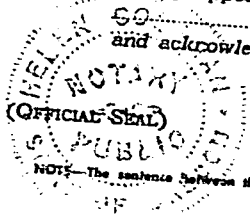
Personally appeared the above named DAVID L. SMITH

March 12, 19 82

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

Before me: Helen Coleman
Notary Public for Oregon

My commission expires 11-11-85



NOTE: The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Sheriff's Deed
ON FORECLOSURE

(FORM No. 68)

TO

AFTER RECORDING RETURN TO
Western Bank
Loan Administration Dept.
P O Box 1720
Coos Bay, Oregon 97420

STATE OF OREGON,

County of ss.

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
Record of Deeds of said County.
Witness my hand and seal of
County affixed.

By Title Deputy

A part of Tract 32 of ENTERPRISE TRACTS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the South line of Shasta Way which bears South 89° 54' West a distance of 556.85 feet from the Northeast corner of said Tract 32; thence South 0° 06' East, at right angles to Shasta Way, a distance of 150.0 feet to a point; thence South 89° 54' West, parallel with Shasta Way, a distance of 110.5 feet to a point on the Southeasterly boundary line of Avalon Street; thence North 30° 38-1/2' East, along said Southeasterly boundary line, a distance of 69.9 feet to a point; thence Northerly along the arc of a curve having a long chord which bears North 15° 16' East a distance of 96.68 feet to the South line of Shasta Way; thence North 89° 54' East, along the South line of Shasta Way, a distance of 50.0 feet, more or less, to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at ~~retract~~ _____

This 12 day of April A.D. 1982 at 9:10 o'clock AM, and
duly recorded in Vol. M 82, of Deeds on a c 4507

Fee \$8.00

By E. L. B. EHN County Clerk
Joyce M. Ehn

Addendum.