

1-1-74

11884

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That FIRST INTERSTATE BANK OF OREGON, N.A., hereinafter called grantor, formerly First National Bank of Oregon, Trustee for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto J. A. FERGUSON and DELLA E. FERGUSON 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 9, Block 13, SUN FOREST ESTATES, Tract 1060, as shown by Map on file in the office of the County Recorder.

Free and clear of all liens and encumbrances except restrictions and easements of record and except any lien or encumbrance caused or created by the Lot Vendee.

(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 \$ 1,995.00
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 @, 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 4th day of May, 1982;
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.

FIRST INTERSTATE BANK OF OREGON, N.A., Trustee
By: *Helen J. Bird* Trust Officer
By: *Helen J. Bird* Assistant Cashier

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, } ss.

County of _____, 19____

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires _____

STATE OF OREGON, County of Multnomah) ss.
May 4, 1982

Personally appeared Lloyd O. Randall and Helen J. Bird who, being duly sworn,

each for himself and not one for the other, did say that the former is the Trust Officer and that the latter is the Assistant Cashier of First

Interstate Bank of Oregon, N.A., 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: My Commission Expires Oct. 17, 1983

FIRST INTERSTATE BANK OF OREGON
Trust Real Estate Department, T-11
P. O. Box 2971, Portland, OR 97208
GRANTOR'S NAME AND ADDRESS

J. A. FERGUSON & DELLA E. FERGUSON
mortgagee corporation - please complete
GRANTEE'S NAME AND ADDRESS

After recording return _____

NAME, ADDRESS, ZIP

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

J. A. Ferguson
1550 W. Hermosa, Apt 10
Lindsay, CA 93247
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 19th day of May, 1982, at 12:11 o'clock P.M., and recorded in book/reel/volume No. M. 82 on page 6165 or as document/fee/file/instrument/microfilm No. 11884, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By *Evelyn Biehn* Deputy
Fee \$4.00