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BARGAIN AND SALE DEED

Vol. M82 reg. 6381

KNOW ALL MEN BY THESE PRESENTS, That GERALD H. MADDAX and GINGER L. MADDAX, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto DOUGLAS R. PHILLIPS, 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:

The North one-half of that portion of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 16 and the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 17, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, lying East of the main channel of Mill Creek.

The intent of this deed is to assign the above legal description to the above named Grantees in Contract of Sale dated February 23, 1982, and recorded March 15, 1982, Volume M82 page 3662, Microfilm Records of Klamath County, Oregon.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ exchange title. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 20th 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.

Gerald H. Maddax
GINGER L. MADDAX

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.
May 20, 1982

STATE OF OREGON, County of _____, 19____ ss.

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 _____

Personally appeared the above named GERALD H. MADDAX and GINGER L. MADDAX, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Notary Public for Oregon
My commission expires 6/19/83

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.

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

Mr. & Mrs. Gerald H. Maddax
214 Fifth Avenue
Pacific, WA 98047

Mr. & Mrs. Douglas R. Phillips
P.O. Box 199
Beatty, OR 97621

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 21 day of May, 1982, at 8:00 o'clock P.M., and recorded in book/reel/volume No. M.82 on page 6381 or as document/fee/file/instrument/microfilm Noll 1998, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By Joyce McShaw Deputy
Fee \$4.00