

15912

BARGAIN AND SALE DEED

VOL. M12 P. 12860

KNOW ALL MEN BY THESE PRESENTS, That FIRST INTERSTATE BANK OF OREGON, N.A., formerly known as First National Bank of Oregon, Trustee for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BENNIE EDWARDS, JR., and LEONTINE E. EDWARDS 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 14, Block 9, 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.

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 part of the consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 22.020.) 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 September, 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* Investment Officer

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of _____ } ss.
_____, 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.
September 20, 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 the latter is the Investment Officer of First Interstate Bank of Oregon, N.A.

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: *Thay N. King*
Notary Public for Oregon

My commission expires: 7-7-86

FIRST INTERSTATE BANK OF OREGON, N.A.
P. O. Box 2971 11th Floor
Portland, Oregon 97208

GRANTOR'S NAME AND ADDRESS

BENNIE EDWARDS, JR., & LEONTINE E. EDWARDS
Mortgage Bancorporation - Please Complete

GRANTEE'S NAME AND ADDRESS

MORTGAGE BANCORPORATION
P. O. BOX 230
SALEM, OREGON 97308

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 28 day of Sept, 1982, at 11:05 o'clock A.M., and recorded in book/reel/volume No. M82 on page 12860 or as document/fee/file/instrument/microfilm No. 15912. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By *Joyce M. Shive* Deputy
Fee \$4.00

SPACE RESERVED FOR RECORDER'S USE