

16267

BARGAIN AND SALE DEED
(Statutory Form)Vol. M82 Page 13551

MICHELE S. IRVING, a single woman, Grantor, conveys to NEAL G. BUCHANAN, Grantee, the following described real property:

"A portion of that tract of real property recorded in Volume 332, page 515, Deed Records of Klamath County, Oregon, described therein as being in the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, said portion of aforesaid tract being more particularly described as follows:

Beginning at the Northwest corner of said tract, which corner bears South 988.53 feet and West 1281.83 feet from the quarter section corner common to Sections 4 and 9, Township 39 South, Range 10 East of the Willamette Meridian; thence North 89°55' East along the North Boundary of said tract a distance of 433.10 feet to the true point of beginning; thence continuing North 89°55' East along same boundary 192.00 feet to the Northeast corner of said tract; thence South 0°06' West along the East boundary of same a distance of 336.65 feet to the Southeast corner thereof; thence North 89°30' West along the South boundary of same tract a distance of 191.95 feet, more or less, to a point which bears South 0°06' West from the true point of beginning; thence North 0°06' East 334.72 feet to the true point of beginning."

SUBJECT TO contracts and/or liens for irrigation and/or drainage, reservations, easements, restrictions and rights of way of record and those apparent on the land.

ALSO SUBJECT TO a certain Deed of Trust

Dated: March 12, 1982

Grantor: Michele S. Irving, a single woman

Trustee: William Sisemore

Beneficiary: Klamath 1st Federal Savings and Loan Association

To Secure: \$47,000.00

The true and actual consideration paid for this transfer stated in terms of dollars is \$10.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration, being a strawman transfer.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 8th day of September, 1982.

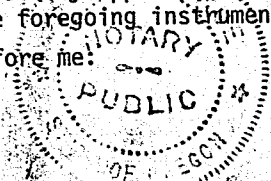
Michele S. Irving
MICHELE S. IRVING

STATE OF OREGON, County of Klamath) ss.

September 8th, 1982

Personally appeared, the above-named MICHELE S. IRVING, a single woman, and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:



Pam Vance
NOTARY PUBLIC FOR OREGON

My Commission Expires: 8-1-86

Grantor's Name and Address

Michele S. Irving
2363 Pine Grove Road
Klamath Falls OR 97601

Grantee's Name and Address

Neal G. Buchanan
210 North Fourth Street
Klamath Falls OR 97601

After recording, return to:

Neal G. Buchanan
210 North Fourth Street
Klamath Falls OR 97601

Until a change is requested, all tax statements shall be sent to:

Michele S. Irving & Michael T. Sheperd
2363 Pine Grove Road
Klamath Falls OR 97601

BARGAIN AND SALE DEED

STATE OF OREGON,)
County of Klamath)

Not for ~~recordation~~

Filed 11 day of Oct A.D. 19 82
3:53 o'clock P M, and duly

Recorded in Vol. M82 of Deeds

13551

EVELYN BERN, County Clerk

By Joyce M. Davis Deputy

10.00

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