

28349

MAC-12913

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BARGAIN AND SALE DEED

Return and
Until a change is requested,
all tax statements shall be
sent to the following address:

3705 SW. Dakota
Portland Oregon 97221

PETER ROBERT CAINE, Grantor, conveys to JAY M. OLIVER,
Grantee, the following described real property:

Lot 32 and 33 Block 3, and Lot 14, Block 2,
TRACT NO. 1046, ROUND LAKE ESTATES, according
to the official plat thereof on file in the
office of the County Clerk of Klamath County,
Oregon.

AND

PARCEL 2: NE1/4 NW1/4 SE1/4 of Section 7,
Township 39 South, Range 8 East of the
Willamette Meridian, in the County of Klamath,
State of Oregon, EXCEPTING THEREFROM that
portion lying within the plat of Tract No.
1046, ROUND LAKE ESTATES.

SUBJECT TO:

1. Real property taxes through 9/9/83
which shall be paid by the Grantor
within 1 year from that date.
2. Rights of the public in and to any
portion of the herein described pre-
mises lying within the limits of
streets, roads or highways.
3. Subject to utility and drainage ease-
ment as shown on dedicated plat.

83 SEP 14 PM 2 45

4. Conditions and restrictions, including the terms and provisions thereof, recorded October 16, 1978, in Volume M78 page 23030, and recorded February 22, 1979, in Volume M79, page 4047, Microfilm Records of Klamath County, Oregon and recorded in Volume M79, page 23364 and Volume M81, page 7558, all Microfilm Records of Klamath County, Oregon.
5. Reservations as contained in plat dedication, to wit: "said plat being subject to: (1) Building setback lines as follows: 25' @ front, 5' @ side, 25' @ rear, (2) Easements for public utilities and irrigation use as shown, said easements to provide ingress and egress for construction and maintenance of said utilities, (3) 1' street plugs as shown on the annexed map, said area to be designated as a public street when the county governing body deems it necessary, (4) Additional restrictions as shown in any recorded protective covenants."

The true consideration for this conveyance is full satisfaction of amounts owed by Round Lake Properties, Inc., and/or Patrick J. and Sharon K. Oliver including principal and interest.

DATED this 12th day of September, 1983.


PETER ROBERT CAINE

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STATE OF OREGON)
 : ss.
County of Deschutes)

Personally appeared the above-named PETER ROBERT CAINE and
acknowledged the foregoing instrument to be his voluntary act.
Before me:



Candace L. Williams
Notary Public for Oregon
My Commission Expires: 3-22-87

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

on this 14th day of Sept. A.D. 19 83
at 2:45 o'clock P. M. and duly
recorded in Vol. M 83 of Deeds

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EVELYN BIEHN, County Clerk
By Pam Smith Deputy
Fee \$12.00