

31962

K-36743

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That

Dennis Hood, hereinafter called grantor, does hereby grant, bargain, sell and convey unto Warren McNeely, 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:

An Undivided 1/2 interest in the following real property:

A tract of land situated in the SW 1/4 NE 1/4 of Section 1, Township 40 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being a portion of Lot 19, Pondosa, a duly recorded subdivision, more particularly described as follows: Beginning at a 5/8 inch iron pin on the South line of the NE 1/4 of said Section 1, said point being North 89° 56' 00" East 385.40 feet from the center 1/4 corner of said section 1; thence North 00° 01' 00" East 864.39 feet to the Westerly right of way line of Harkens Drive, said point be the beginning of a curve to the left (radius point bears North 57° 40' 00" East 80.00 feet, central angle=90°); thence along the arc of said curve 125.66 feet to the end of said curve; thence North 57° 40' 00" East along the Southeasterly right of way line of said Harkens Drive 426.32 feet; thence South 00° 01' 00" West 1067.05 feet to the South line of the SW 1/4 NE 1/4 of said Section 1; thence South 89° 56' 00" West 470.55 feet to the Point of Beginning.

83 DEC 29 PM 3 54

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 \$14,614.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole or 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 13th day of December, 1983, 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.

Dennis F. Hood  
Dennis Hood

(If executed by a corporation, affix corporate seal)

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

STATE OF ALASKA  
County of Anchorage } ss.  
The foregoing instrument was acknowledged before me this 13th day of December, 1983, by Dennis Hood.

Patricia A. Puterbaugh  
Notary Public for Oregon  
ALASKA  
My commission expires: 12-28-85

(ORS 194.570)

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
The foregoing instrument was acknowledged before me this \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_, president, and by \_\_\_\_\_, secretary of \_\_\_\_\_

\_\_\_\_\_ corporation, on behalf of the corporation.  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_ (SEAL)

GRANTOR'S NAME AND ADDRESS  
GRANTEE'S NAME AND ADDRESS  
After recording return to:  
Grantee  
3550 Summersh  
K Falls  
NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address.  
Same  
NAME, ADDRESS, ZIP

STATE OF OREGON,  
County of Klamath } ss.  
I certify that the within instrument was received for record on the 28th day of December, 1983, at 3:54 o'clock P.M., and recorded in book/reel/volume No. M83 on page 22157 or as fee/file/instrument/microfilm/reception No. 31962, Record of Deeds of said county.  
Witness my hand and seal of County affixed.  
Evelyn Biehn County Clerk  
Bernetha J. Felts Deputy  
Fee \$4.00

SPACE RESERVED FOR RECORDER'S USE