

40047

## BARGAIN AND SALE DEED

Vol. M84 Page 13978

KNOW ALL MEN BY THESE PRESENTS, That

DENNIS H. FASSLER

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto OSAVILLA BURGESS, hereinafter called grantor,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:

WITH DEANNA MONTGOMERY ~~FOR~~ MY HALF OF PARTNERSHIP ~~FOR~~ A PORTION OF LOT 355, BLOCK 123, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE INTERSECTION OF HOME AVE WITH DIVISION STREET; THENCE EASTERLY ALONG THE SOUTH LINE OF HOME AVE A DISTANCE OF 200 FEET; THENCE SOUTHERLY AT RIGHT ANGLES TO HOME AVENUE TO THE NORTH LINE OF THE ALLEY RUNNING THROUGH SAID BLOCK 123; THENCE EASTERLY ALONG TO NORTH LINE OF SAID ALLEY A DISTANCE OF 85 FEET; WHICH SAID POINT IS THE SOUTHEAST CORNER OF THAT CERTAIN PARCEL OF PROPERTY DESCRIBED IN DEED RECORDED IN VOLUME 283 AT PAGE 428 AND VOLUME M79 PAGE 8765, DEED RECORDS OF KLAMATH COUNTY, OREGON, AND WHICH SAID POINT IS THE TRUE POINT OF BEGINNING OF THE PROPERTY HEREIN CONVEYED; THENCE EASTERLY ALONG THE NORTH LINE OF SAID ALLEY A DISTANCE OF 30 FEET; THENCE NORTHERLY AT RIGHT ANGLES TO SAID NORTH LINE OF ALLEY TO THE SOUTH LINE OF THE RIGHT OF WAY OF THE MAIN CANAL OF THE U.S.S.; THENCE NORTH WESTERLY ALONG THE SAID SOUTHERLY LINE OF SAID CANAL RIGHT OF WAY TO A POINT WHICH IS PERPENDICULAR TO THE POINT OF BEGINNING, AND WHICH SAID POINT IS ON THE EASTERLY BOUNDARY LINE OF THAT PARCEL OF PROPERTY DESCRIBED IN DEED RECORDED IN VOLUME 283 AT PAGE 428 AND VOLUME M79 PAGE 8765, DEED RECORDS OF KLAMATH COUNTY, OREGON, AND WHICH SAID POINT IS THE TRUE POINT OF BEGINNING OF THE PROPERTY HEREIN CONVEYED.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 2,800.00.  
 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).<sup>①</sup> (The sentence between the symbols ①, 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 3 day of AUGUST, 1984, 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.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

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

STATE OF OREGON,

(ORS 194.570)

County of KLAMATH

} ss.

The foregoing instrument was acknowledged before me this AUGUST 3, 1984, by Dennis H. Fassler

NOTARY

John Buckner  
Notary Public for Oregon

My commission expires: 2-26-87

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

The foregoing instrument was acknowledged before me this \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_,

president, and by \_\_\_\_\_,

secretary of \_\_\_\_\_,

a \_\_\_\_\_ corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: \_\_\_\_\_

(SEAL)

(If executed by a corporation, affix corporate seal)

DENNIS H. FASSLER  
408 GORDON ST  
KLAMATH FALLS, OR 97601  
GRANTOR'S NAME AND ADDRESS

OSAVILLA BURGESS  
2342 HOME AVE  
KLAMATH FALLS, OR 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:

GRANTEE'S

NAME, ADDRESS, ZIP

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

GRANTEE'S

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 15 day of August, 1984, at 11:34 o'clock A.M., and recorded in book/reel/volume No. M84 on page 13978 or as fee/file/instrument/microfilm/reception No. 40047, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Pam Smith Deputy

Fee: \$4.00

Index: \$1.00

ck  
5.00