

OA

43447

BARGAIN AND SALE DEED

Vol. 184 Page 19716

KNOW ALL MEN BY THESE PRESENTS, That Lloyd M. Farley

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Robert J. Campbell and Joan C. Campbell and Ronald W. Boehlke and Katherine H. Boehlke 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:

Beginning at a point 1100.3 feet East of the Northwest corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 1, Township 39 South, Range 9 East, Willamette Meridian, Klamath Co., Oregon; thence East 645.2 feet more or less to the Southwest corner of land described in Deed recorded March 30, 1937 in Deed Volume 108, page 314; thence South 1659 feet to the North line of the Dalles-California Highway; thence North 46°07' West along said Highway, 893 feet; thence North 1041.7 feet to the place of beginning. EXCEPTING THEREFROM the following:

A tract of land situated in the S $\frac{1}{2}$ of Section 1, Township 39 South, Range 9 East of Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at a point on the Northeasterly right of way line of Highway 140, said point being 44 feet of center line at Engineer's Station 160+31.05, from which the $\frac{1}{4}$ corner common to Section 1, Township 39 South, Range 9 East, Willamette Meridian, and Section 6, Township 39 South, Range 10 East, Willamette Meridian bears North 61°33'14" East 2918.09 feet; thence North 46°04'33" West along said Northeasterly right of way line, 200.00 feet; thence North 43°55'27" East 81.07 feet to the centerline of the Enterprise Irrigation District Canal; thence along said canal centerline North 77°39'16" East 356.49 feet; thence South 00°00'23" East 150.00 feet; thence South 64°39'30" West 288.18 feet to the point of beginning with bearings based on and reference being Survey No. 3508, as recorded in the office of the Klamath County Surveyor.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 \$ 0 —

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 21st day of Nov., 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.)

(ORS 194.570)

STATE OF OREGON,

County of Klamath } ss.

The foregoing instrument was acknowledged before me this 21st day of Nov., 1984, by Lloyd M. Farley:

[Signature]
Notary Public for Oregon

(SEAL)

My commission expires: 7/13/85

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)

Lloyd M. Farley

1627 NE 3rd St.
Bend, Oregon 97701

GRANTOR'S NAME AND ADDRESS

Boehlke and Campbell

6850 South 6th

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

MTC

NAME, ADDRESS, ZIP

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

Boehlke and Campbell

6850 South 6th

Klamath Falls, OR 97601

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 21st day of November, 1984, at 2:14 o'clock P.M., and recorded in book/reel/volume No. M34 on page 19716 or as fee/file/instrument/microfilm/reception No. 43447, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk
NAME TITLE

By Bernetha J. Felts Deputy
NAME TITLE

Fee \$4.00

Index 1-00