

43903

Vol. 184 Page 20195

## -BARGAIN AND SALE DEED-

OWENS DEVELOPMENT CO., an Oregon corporation, Grantor,  
conveys to J. BRUCE OWENS and E. MARIE OWENS, husband and wife,  
Grantees, the following described real property situate in Klamath  
County, Oregon, to-wit:

A parcel of real property situated in the NW¼ SE¼ of  
Section 20, Township 38 South, Range 9 E.W.M., Klamath  
County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of the NW¼ SE¼ of  
said Section 20, which point is the intersection of  
the Easterly right of way line of vacated Lexington  
Avenue and the North line of the NW¼ SE¼ of said Section  
20; thence South along the Easterly right of way line  
of vacated Lexington Avenue to a point lying N 87°15'  
03" East a distance of 59.61 feet from the Northeast  
corner of Lot 21, Block 7 vacated Eldorado Heights  
Addition; thence S 87°15'03" W a distance of 59.61  
feet; thence S. 58°08' W a distance of 105.00 feet;  
thence N 31°51'30" W a distance of 518.90 feet;  
thence N 67°07'45" W a distance of 63.30 feet; thence  
N 41°07'30" E a distance of 120.00 feet; thence N  
19°28'38" E a distance of 781.79 feet; thence N 89°  
58'15" E a distance of 90.00 feet to the West right  
of way line of vacated Lexington Avenue thence East  
60 feet more or less to the point of beginning.

The true and actual consideration for this transfer  
is One Hundred Fifty Five Thousand and No/100ths (\$155,000)  
DOLLARS.

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  
Departments to verify approved use.

Until a charge is requested, all tax statements shall  
be mailed to Grantee at: 520 Klamath Falls, OR 97601

DATED this 5th day of December, 1984.

OWENS DEVELOPMENT CO. an  
Oregon corporation,

By: J. Bruce Owens, Pres.

By: E. Marie Owens, Sec. Pres.

BRANDSNES & HUFFMAN, P.C.

A PROFESSIONAL CORPORATION  
ATTORNEYS AT LAW

411 PINE STREET  
KLAMATH FALLS, OREGON 97601

STATE OF OREGON       )  
                           ) ss.  
 County of Klamath    )

Personally appeared J. BRUCE OWENS, who, being first  
 duly sworn, stated that he is President, and E. MARIE OWENS, who,  
 being first duly sworn, stated that she is Secretary of Owens  
 Development Co., and that said instrument was signed in behalf of  
 said corporation by authority of its Board of Directors; and they  
 acknowledged said instrument to be its voluntary act and deed.  
 Before me:

*John E. Peterson*  
 Notary Public for Oregon  
 My Commission expires: 3/3/85

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

on this 6th day of December A.D. 19 84  
 at 2:54 o'clock P M, and d.  
 recorded in Vol. 104 of Deeds  
 Page 20495

**EVELYN BEHN**, County Clerk

By *Tom Smith* Deputy  
 Fee 3.00

Return to:  
 Bruce Owens Realtor  
 520 Klamath Avenue  
 Klamath Falls, Oregon  
 97601

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2. BARGAIN & SALE DEED