

44451

BARGAIN AND SALE DEED

STEFENS NESS LAM P. BL. 84 NO. CO. PORTLAND, OR. 97204

Vol. 1484 Page 21506

KNOW ALL MEN BY THESE PRESENTS, That PERDRIAU INVESTMENT CORP., a California Corporation

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto FRANK MICHAEL SCHLOTTMANN, SR. and CATHERINE M. SCHLOTTMANN, husband and wife, hereinafter called grantees, 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:

SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 32, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

RESERVING therefrom an easement of thirty feet (30 feet) along all boundaries and 60 feet in width along all existing roads, for public highway for use in common with others, with power to dedicate, and, excepting therefrom all petroleum, oil, minerals, and products derived therefrom, within or underlying said land or that may be produced therefrom and all rights thereto.

SUBJECT TO: Reservations, restrictions, rights of way of record and those apparent upon the land.

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 \$ 9,000.00

~~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 \odot , 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 26th day of December, 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.

PERDRIAU INVESTMENT CORP.

By: *Louis F. Perdriau*
Louis F. Perdriau, Pres.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of _____

19____

Personally appeared the above named _____

and acknowledged the foregoing instrument to be _____ voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires _____

STATE OF OREGON, County of Klamath

19____

Personally appeared Louis F. Perdriau _____ and _____

who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

Perdriau Investment Corp.

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires:

8/28/87

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. Frank Schlottmann, Sr.
3671 Via Lato
Lompoc, CA 93436

NAME ADDRESS ZIP

Until a change is requested all tax statements shall be sent to the following address:
Same as above

NAME ADDRESS ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 26th day of December, 1984, at 11:03 o'clock A.M., and recorded in book reel volume No. M34 on page 21506 of said document fee file instrument number No. 44451 Record of Deeds of said county.

Witness my hand and seal of County aforesaid.

Evelyn Biehn, County Clerk

By: *Pam. Smith* Deputy

Fee: \$5.00