

OA

46532

BARGAIN AND SALE DEED

Vol. M85 Page 3277



KNOW ALL MEN BY THESE PRESENTS, That Louis Luciani and Dorothy Luciani, Husband and Wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Ray L. Atchison and Dorothy L. Atchison, Husband and Wife, 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:

Lot 16 of LLOYDS TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The intent of this deed is to extinguish any interest of Louis Luciani and Dorothy Luciani, Husband and Wife in the above property or in the contract Dated October 15, 1979 and Recorded October 16, 1979 in Volume M79 Page 24410 Microfilm Records of Klamath County, Oregon. Vendors on said contract were Ray L. Atchison and Dorothy L. Atchison, Husband and Wife and Vendees were Louis Luciani and Dorothy Luciani, Husband and Wife.

(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 \$ Deed in lieu of Foreclosure

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 4th day of March, 1985; 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, Jackson } ss.

The foregoing instrument was acknowledged before me this 3-4, 1985, by Louis Luciani and Dorothy Luciani.

JEAN A. WOOD Notary Public for Oregon  
(SEAL) MY COMMISSION EXPIRES 5-2-86

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)

Louis &amp; Dorothy Luciani

GRANTOR'S NAME AND ADDRESS

Ray L. &amp; Dorothy Atchison

GRANTEE'S NAME AND ADDRESS

After recording return to:

MOUNTAIN TITLE CO., INC.

NAME, ADDRESS, ZIP

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

NONE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of March, 1985, at 3:46 o'clock P.M., and recorded in book/reel/volume No. M85 on page 3277 or as fee/file/instrument/microfilm/reception No. 46532., Record of Deeds of said county:

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Pam Smith Deputy

Fee: \$5.00

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