

46981

BARGAIN AND SALE DEED

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4077

KNOW ALL MEN BY THESE PRESENTS, That BARBARA K. GRAHAM, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ROBERT A. GRAHAM, 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:

PARCEL I: Lot 1 of Section 18 in T. 24 S., of R. 8 E., W.M., in Klamath County, Oregon and H. E. Survey No. 83 embracing a portion of said township more particularly described as follows:

Beginning at corner No. 1 identical with the northwest corner of Section 18, T. 24 S., R. 8 E., W.M., thence south 88 deg. 36' east 60 chains to Corner #2, thence north 10 chains to corner #3, thence north 45 deg. west 14.15 chains to Corner #4; thence north 88 deg. 19' west 50 chains to corner #5, thence south 20 chains to corner #1 the place of beginning, containing 151.70 acres, more or less.

Also a portion of T. 24 S., of R. 7 E., W.M., in Klamath County, Oregon more particularly described as follows:

Beginning at Corner #1, identical with the northwest corner of Section 18, in T. 24 S., of R. 8 E., W.M., thence west 20 chains to Corner #2, thence south 10 chains to corner #3, thence west 50 chains to Corner #4, thence south 20 chains to corner #5; thence east 10 chains to corner #6; thence south 5 chains to corner #7; thence east 20 chains to Corner #8, thence north 69 deg. 30' east 43.07 chains to Corner #9; thence north 1 deg. west 19.92 chains to corner No. 1, the place of beginning, containing 160.44 acres, according to the Official Plat of the Survey of

CONTINUED ON REVERSE SIDE**

(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 \$disposal agreement

(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 February 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.)

STATE OF OREGON

(ORS 194.570)

County of Lane } ss.

The foregoing instrument was acknowledged before me this MARCH 14, 1985, by

BARBARA K. GRAHAM

NOTARY PUBLIC FOR OREGON

(SEAL)

My commission expires: 11/5/88STATE OF OREGON, County of Lane } ss.

The foregoing instrument was acknowledged before me this

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)

Barbara K. Graham
35805 N. Morningstar Road
Pleasant Hill, OR 97455

GRANTOR'S NAME AND ADDRESS

Robert A. Graham
571 Coburg Road #2
Eugene, OR 97400

GRANTEE'S NAME AND ADDRESS

Robert A. Graham
571 Coburg Road #2
Eugene, OR 97400

NAME, ADDRESS, ZIP

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

Robert A. Graham
571 Coburg Road #2
Eugene, OR 97400

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Lane

I certify that the within instrument was received for record on the 14 day of MARCH, 1985, at 10 o'clock A.M., and recorded in book/reel/volume No. 185 on page 4077 or as fee/file/instrument/microfilm/reception No. 185-4077, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By Barbara K. Graham Deputy

SPACE RESERVED
FOR
RECORDER'S USE

OK
9.00

4078

said land, returned to the General Land Office by the Surveyor General, and being H. E. Survey No. 84.

Lots 5, 11, 12, 120 acres, Section 7, T. 24 S., R. 8 E., W.M., in the county of Klamath and State of Oregon.

PARCEL II: The northeast quarter of the southeast quarter and the west half of the southeast quarter of section 12, T. 24 S., R. 7 E., of the W.M., Klamath County, Oregon.

PARCEL III: The southeast quarter of the southeast quarter of Section 12, T. 24 S., R. 7 E., of the W.M., Klamath County, Oregon.

EXCEPT rights of the public in and to any portion lying within public roads and highways and reservations and restrictions as set forth in patent dated 5-12-21, recorded 5-22-63 in Deed Volume 34, page 410.

STATE OF OREGON,
County of Klamath,

Filed for record at request of

on this 19th day of March A.D. 19 85

at 2:36 o'clock P M, and duly

recorded in Vol. M85 of Deeds

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EVELYN BIEHN, County Clerk

By Ann Smith Deputy

Fee 9.00