

50593

BARGAIN AND SALE DEED

Vol. 185 Page 10218

KNOW ALL MEN BY THESE PRESENTS, That City of Klamath Falls, an Oregon municipal corporation

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Klamath Falls, hereinafter called grantor, Assembly of God, a corporation

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: only so long as used for public road purposes, to-wit:

(See Exhibit A)

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 \$ 1,000.00.

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 2nd day of July, 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.

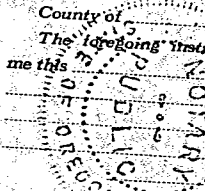
THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

STATE OF OREGON,

(ORS 194.570)

County of Klamath ss.
The foregoing instrument was acknowledged before me this 2nd day of July, 1985, by



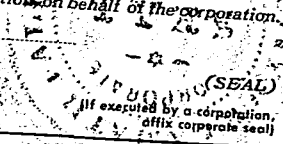
(SEAL)

My commission expires:

STATE OF OREGON, County of Klamath ss.
The foregoing instrument was acknowledged before me this 2nd day of July, 1985, by George E. Hirsch, Mayor, President, and by Donna Wohlwend, Recorder, Secretary of the City of Klamath Falls, a municipal corporation, on behalf of the corporation.

Luis J. Schwartz, Notary Public for Oregon

My commission expires: 11/1/88



City of Klamath Falls
500 Klamath Avenue
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Klamath Falls Assembly of God
235 South Laguna
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath Falls Assembly of God
235 South Laguna
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.
I certify that the within instrument was received for record on the 2nd day of July, 1985, at 10 o'clock AM, and recorded in book/reel/volume No. 185 on page 10218 or as fee/file/instrument/microfilm/reception No. 185-10218, Record of Deeds of said county.

Witness my hand and seal of County affixed.

By George E. Hirsch Mayor
Deputy

SPACE RESERVED FOR RECORDER'S USE

Ch 9.00

85 JUL 2 PM 1 37

EXHIBIT A

A parcel of land lying in Block 10, DIXON ADDITION NO.2 TO KLAMATH FALLS, OREGON, Klamath County, Oregon; the said parcel being that portion of said Block 10, lying Northeasterly of a line which is parallel to and 75 feet Northeasterly of the located center line of the Klamath Falls-Malin Highway, which center line is described as follows:

Beginning at Engineer's center line Station 113+52.3, said Station being approximately 20 feet South and 2350 feet West of the Northeast corner of Section 33, Township 38 South, Range 9 East, W.M.; thence on a spiral curve left (the long chord of which bears South 38° 11' East) 400 feet; thence on a 2291.83 foot radius curve left (the long chord of which bears South 50° 38' 30" East) 1370 feet to Engineer's Station 131+22.3.

The parcel of land to which this description applies contains 0.07 acres.

Provided, however, there is reserved to the State of Oregon, and waived by the Grantee, all rights of access between the above described real property and the right of way of the Klamath Falls-Malin Highway abutting on said parcel, which public highway is further identified as State Highway 50. This reservation shall run with the land and shall not be subject to modification, cancellation or destruction by adverse user or estoppel, no matter how long continued. Nothing in this conveyance contained shall be construed as conveying any estate, right, title or interest in and to the public highway right of way or any rights of reversion therein or thereto.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ..

this 2nd day of July A. D. 19 85 at 1:37 o'clock P M., and
duly recorded in Vol. M35, of Deeds on Page 10218

EVELYN BIEHN, County Clerk
By Pam Smith

Fee: \$9.00