

MTC-1346-L-515

OA 52477

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Jesse A. Hirst and Wilma V. Hirst, Husband and Wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto David A. Hirst 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 5 Block 91, Klamath Falls Forest Estates Highway 66 Unit, Plat No. 4, Klamath County, Oregon

MOUNTAIN TITLE COMPANY, INC. has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency as to its effect upon the title to any real property that may be described therein.

(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 \$ other than money

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 22nd day of August, 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~~ California } ss.  
County of Shasta

The foregoing instrument was acknowledged before me this Aug. 22, 1985, by Jesse A. Hirst and Wilma V. Hirst

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
The foregoing instrument was acknowledged before me this \_\_\_\_\_, 19\_\_\_\_, by \_\_\_\_\_, president, and by \_\_\_\_\_, secretary of \_\_\_\_\_ corporation, on behalf of the corporation.

ALVIN M. BUEHLER  
NOTARY PUBLIC - CALIFORNIA  
PRINCIPAL OFFICE IN  
SHASTA COUNTY  
My Commission Expires April 22, 1988  
4-22-88

Notary Public for Oregon (SEAL)  
My commission expires: (If executed by a corporation, affix corporate seal)

Jesse A. Hirst and Wilma V. Hirst	
1159 Fox Den Drive	
Redding, California	96003
GRANTOR'S NAME AND ADDRESS	
David A. Hirst	
554 Hayes Street	#6
San Francisco, Ca.	94102
GRANTEE'S NAME AND ADDRESS	
After recording return to:	
Per Grantee	
NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address.	
Per Grantee	
NAME, ADDRESS, ZIP	

STATE OF OREGON, \_\_\_\_\_ ) ss.  
County of Klamath  
I certify that the within instrument was received for record on the 26th day of August, 1985, at 8:51 o'clock A.M., and recorded in book/reel/volume No. MB5 on page 13459 or as fee/file/instrument/microfilm/reception No. 52477, Record of Deeds of said county.  
Witness my hand and seal of County affixed.  
Evelyn Biehn, County Clerk  
NAME TITLE  
By P. Ann Smith Deputy

Fee: \$5.00

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