

52540

BARGAIN AND SALE DEED

Vol. 1485 Page 13608

KNOW ALL MEN BY THESE PRESENTS, That HOWARD and JAMES R. HOWARD BONNIE B. ANDERSON fka BONNIE B.

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BONNIE B. ANDERSON an undivided 1/2 interest and to JAMES R. HOWARD and DOLORES HOWARD, husband and wife, as tenants by the entirety, an undivided 1/2 interest 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 1: LOTS 12A and 12B in BLOCK 5 of RAILROAD ADDITION to the City of Klamath Falls.

PARCEL 2: The Southeasterly 33 feet of LOT 7; LOT 8, LESS the Easterly 25 x 50 feet described in Deed Volume 114 at page 455; and, ALL of LOT 9 in BLOCK 58 of SECOND ADDITION to HOT SPRINGS to the City of Klamath Falls.

PARCEL 3: LOT 10 in BLOCK 58 of SECOND ADDITION to HOT SPRINGS, to the City of Klamath Falls, and LOTS 1, 2 & 3 in BLOCK 16 of INDUSTRIAL ADDITION to the City of Klamath Falls.

PARCEL 4: LOTS 1, 2, 3, 50, 51, 22, in BLOCK 11 of INDUSTRIAL ADDITION to the City of Klamath Falls; LOTS 5, 6, 7, 8, & 9 in BLOCK 16 of INDUSTRIAL ADDITION to the City of Klamath Falls.

PARCEL 6: LOT 4 of BLOCK 16; and the E 1/2 of LOT 36 and all of LOT 37 in BLOCK 16 of INDUSTRIAL ADDITION to the City of Klamath Falls.

PARCEL 7: LOTS 53 and 54 in BLOCK 11 of the INDUSTRIAL ADDITION to the City of Klamath Falls.

(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 \$ ESTATE PLANNING. 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 23rd 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

(ORS 194.570)

County of Klamath

ss.

The foregoing instrument was acknowledged before me this 23rd day of August, 1985, by BONNIE B. ANDERSON and JAMES R. HOWARD.

~~XXXXXXXX~~

(SEAL)

Notary Public for Oregon

My commission expires: 8/1/86

BONNIE B. ANDERSON fka BONNIE B. HOWARD
James R. Howard By Through Dolores Howard
JAMES R. HOWARD By and Through DOLORES HOWARD His Attorney In Fact
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.

Notary Public for Oregon

My commission expires:

(SEAL)

(If executed by a corporation, affix corporate seal)

Bonnie B. Anderson & James R. Howard
1944 Euclid
Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS

Bonnie B. Anderson, James R. Howard and
Dolores Howard
1944 Euclid
Klamath Falls OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:
Crane & Bailey, Attorneys at Law
540 Main Street, Suite 204
Klamath Falls OR 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Bonnie B. Anderson, James R. Howard
and Dolores Howard
1944 Euclid
Klamath Falls OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____ ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

SPACE RESERVED
FOR
RECORDER'S USE

200
AUG 26 PM 4 15

State of Oregon, described as follows, to-wit:

In the consideration heretofore stated, does hereby grant, devise, sell and convey unto BONNIE B. ANDERSON and BOBBI E. ANDERSON an undivided 1/2 interest and to JAMES R. HOWARD and DOLORES HOWARD, husband and wife, as tenants by the entirety, an undivided 1/2 interest in that certain lot or parcels of land hereinafter called grantees, and unto grantees heirs, successors and assigns all of that certain real property with the legal appurtenances and appurtenances thereto in anywise appertaining situated in the County of Clatsop

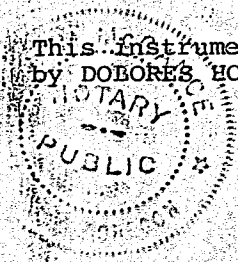
HOWARD and JAMES R. HOWARD
KNOW ALL MEN BY THESE PRESENTS, THAT
BONNIE B. ANDERSON aka BONNIE B.
HEREIN after called grantor,

136C9

PARCEL 2: The Southeastly 33 feet of LOT 7; LOT 8, FIRST the Parcelly 35 x 50 feet described in Deed Volume 11A on page 455; and ALL of LOT 9 in Block 2 of the Alabama Railroad Addition to the City of Birmingham.

STATE OF OREGON)
) ss.
County of Klamath)

This instrument was acknowledged before me on August 21, 1985 by DOLORES HOWARD as attorney in fact for JAMES R. HOWARD.



Ermance
 NOTARY PUBLIC FOR OREGON
 My Commission Expires: 8/1/86

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 26th day
of August, A.D., 1985 at 4:15 o'clock P. M., and duly recorded in Vol. M85
of Deeds on Page 13608
Evelyn Biehn County Clerk *[Signature]*

FEE \$9.00

Evelyn Biehn, County Clerk
By Pam Smith

JAMES R. HOWARD BY AND THROUGH HIS ATTORNEYS
HOWARD, HIS ATTORNEY IN FACT
STATE OF OREGON, County of _____
The foregoing instrument was acknowledged before me this _____ day of _____, 19____,
at _____, Oregon, and by _____
Secretary of _____
Notary Public for Oregon

(SEAL)

If commission expires _____
It occurred by a resignation _____
My commission ends _____

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STATE OF OREGON
County of _____
I certify that the within instrument was received for record on the _____ day of _____ 19____ at _____ o'clock _____ and recorded in book _____ folio _____ on _____ page _____ of the instrument mentioned in the foregoing Record of Deeds of said county.
Witness my hand and seal of _____
Commenced _____
NAME _____
By _____ Deputy

[illegible]