

53084

BARGAIN AND SALE DEED

Vol. M85 Page 14529

KNOW ALL MEN BY THESE PRESENTS, That Virginia Demaris

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Frederick D. Ehlers, hereinafter called grantor, 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:

SW $\frac{1}{4}$ SE $\frac{1}{4}$ and Lots 10, 11, and 12 of Section 6, Township 41 South, Range 6 E.W.M. in Klamath County, Oregon.
E $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 12, Township 41 South, Range 5 E.W.M. in Klamath County, Oregon.

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 \$1,250.00. 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 3rd day of Sept., 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, Washington

(ORS 194.570)

County of Thurston } ss.

The foregoing instrument was acknowledged before me this September 3rd, 1985, by

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)

Virginia Demaris

1620 Thurston

Olympia, WA 98506

GRANTOR'S NAME AND ADDRESS

Frederick D. Ehlers

P. O. Box 7148

Klamath Falls, OR 97602

GRANTEE'S NAME AND ADDRESS

After recording return to:

Steven A. Zamsky, P.C.

601 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.

Frederick D. Ehlers

P. O. Box 7148

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 9th day of September, 1985, at 4:04 o'clock P.M., and recorded in book/reel/volume No. M85 on page 14529 or as fee/file/instrument/microfilm/reception No. 53084, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By [Signature] Deputy

Fee \$5.00

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