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-BARGAIN & SALE DEED -

Vol. 1185 Page 14785

BASIN VIEW DEVELOPMENT CO., an Oregon corporation,
Grantor, conveys to MELVIN L. STEWART and MARY LOU STEWART,
husband and wife, Grantees, the following described real property
situate in Klamath County, Oregon, described as:

PARCEL 1: The N $\frac{1}{2}$ NE $\frac{1}{4}$ and the SE $\frac{1}{4}$ NE $\frac{1}{4}$ Section 35,
Township 38 South, Range 9 East of the Willamette
Meridian, in the County of Klamath, State of Oregon,
EXCEPTING all that portion within the Plat of North
Hills,

ALSO EXCEPTING THEREFROM a tract of land situated in
the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section, more particularly
described as follows:

Beginning at the Northwest corner of Tract 1152-North
Hills, said corner being South 88°22'24" East 1131.94
feet from the North one-quarter corner of said Section
35; thence along the Westerly line of said Tract 1152,
South 03°18'00" West 314.79 feet, South 06°24'09" East
672.02 feet South 00°05'47" East 225.00 feet to a point
100.00 feet Northerly measured at right angles to the
South line of said NW $\frac{1}{4}$ NE $\frac{1}{4}$; thence South 89°54'13" West,
78°47'00" West 101.95 feet; thence North 89°54'13" West
169.00 feet; thence North 313.33 feet; thence North
43°00'00" East 252.20 feet; thence North 05°00'00" East
211.89 feet; thence North 45°54'40" East 205.33 feet;
thence North 29°11'28" East 129.60 feet; thence North
42°21'12" East 106.41 feet; thence North 73°35'41" East
168.19 feet; thence North 49°26'34" East 155.85 feet to
the Southerly right of way line of the North West Pipe
Line; thence South 88°49'11" East, along said right of
way line 174.24 feet to the point of beginning.

ALSO EXCEPTING THEREFROM

Beginning at the CN1/16 corner of said Section 35, from
which Engineer's Station 88+90.59 Foothill Blvd. bears
North 00°16'09" East, 50.00 feet; thence North
00°16'09" East, along the North-South Center section
line of said Section 35, 120.00 feet to a point, from
which Engineer's Station 88+90.59 Foothill Blvd. bears
South 00°16'09" West, 70.00 feet; thence North
89°54'13" East, 379.42 feet to a point 70.00 feet left
of Engineer's Station 92+70.46 Foothill Blvd.; thence
South 78°47'00" East, 101.95 feet to a point 50.00 feet
left of Engineer's Station 93+70.42 Foothill Blvd;
thence North 89°54'13" East, 715.00 feet to the
Southwest corner of Lot 1, Block 5 of Tract 1152-North
Hills a duly recorded subdivision; thence continuing
North 89°54'13" East, 250.00 feet to the Southeast
corner of said Lot 1, Block 5, also being the Westerly
right of way line of Homedale Road; thence South
04°56'13" East, along said Westerly right of way line,
5017 feet to the centerline of Foothill Blvd. and being
Engineer's Station 103+39.66; thence continuing South

BRANDSNESS & HUFFMAN, P.C.

A PROFESSIONAL CORPORATION
ATTORNEYS AT LAW
411 PINE STREET

KLAMATH FALLS, OREGON 97601

1. BARGAIN AND SALE DEED

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04°56'13" East, 60.22 feet to the Northeast corner of Lot 1, Block 1 of said Tract 1152-North Hills, thence South 89°54'13" West, 140.00 feet to the Northwest corner of said Lot 1, Block 1; thence North 00°15'44" East, 10.00 feet to the point on the South line of the NW¼NE¼ of said Section 35, from which the NE 1/16 corner of said Section 35 bears North 89°54'13" East, 20.00 feet; thence South 89°54'13" West, 1314.52 feet to the point of beginning of this description.

PARCEL 2: The N¼NW¼ and the SW¼NW¼ Section 36, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, EXCEPTING THEREFROM beginning at a point which is North 37°57'57" East 2007.61 feet from the ¼ corner common to said Section 35 and 36; thence North 208.71 feet; thence East 208.71 feet; thence South 208.71 feet; thence West 188.32 feet to "Point A"; thence continuing West 20.39 feet to the point of beginning.

LESS AND EXCEPT from Parcels 1 & 2 and that portion conveyed to El Paso Natural Gas Company by Volume 333 at page 145 Deed Records of Klamath County, Oregon, ALSO EXCEPTING all easements and rights of way of record.

The true and actual consideration for this transfer is trade of property.

Until a change is requested, all tax statements shall be mailed to Grantee at 5930 Washburn Way, Klamath Falls, OR 97603.

This instrument does not guarantee that any particular use may be made of the property described in this instrument. Grantees should check with the appropriate City or County Planning Departments to verify approved use.

DATED this 10 day of September, 1985.

BASIN VIEW DEVELOPMENT CO., an
Oregon corporation

By: Melvin Stewart
President

By: Mary Lou Stewart
Secretary

STATE OF OREGON)
) ss. September 10th, 1983.
County of Klamath)

Personally appeared MELVIN L. STEWART, who, being sworn stated that he is President, and MARY LOU STEWART, who, being sworn, stated that she is Secretary of BASIN VIEW DEVELOPMENT CO., and that said instrument was signed in behalf of said corporation by authority of its Board of Directors; and they acknowledged said instrument to be its voluntary act and deed. Before me:

Barbara L. Lusk
Notary Public for Oregon
My Commission expires: 3-5-89

BRANDSNESS & HUFFMAN, P.C.

A PROFESSIONAL CORPORATION
ATTORNEYS AT LAW

411 PINE STREET
KLAMATH FALLS, OREGON 97601

2. BARGAIN AND SALE DEED

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 12th day
of September A.D., 19 85 at 3:19 o'clock P M., and duly recorded in Vol. M85
of _____ Deeds on Page 14785

FEE \$9.00

By Evelyn Biehn County Clerk
Sam Smith