

55755

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BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that FIRST INTERSTATE BANK OF OREGON N.A., Trustee under that Trust Agreement dated December 12, 1984, between Mildred E. Helm, as Trustor, and First Interstate Bank of Oregon N.A., hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto FRANK ETCHEVERS and BERNIECE ETCHEVERS, husband and wife, hereinafter called Grantees, and unto Grantees' heirs 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:

Lots 11 and 12, MODOC POINT, in the County of Klamath, State of Oregon.

The above-described property is sold in an AS IS condition.

NOTE: This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the persons acquiring fee title to the property should check with the appropriate city or county planning department to verify approved uses.

TO HAVE AND TO HOLD the same unto the said Grantees and Grantees' heirs and assigns forever.

The true and actual consideration paid for this transfer is \$15,000.00.

IN WITNESS WHEREOF, Grantor has executed this instrument this 19th day of November, 1985.

FIRST INTERSTATE BANK OF OREGON N.A.*

By Lloyd O. Randall Trust Officer

By Helen J. Bird Investment Officer

STATE OF OREGON)
County of Multnomah) SS

*Trustee

On this 19th day of November, 1985, before me, a notary public in and for said County and State, personally appeared Lloyd O. Randall, Trust Officer and Helen J. Bird, Investment Officer of the State of Oregon, County of Multnomah, known to me to be the persons described in the foregoing instrument and acknowledged that they executed the same in the capacity therein stated and for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

(SEAL)

Donna R. Bowman

DONNA R. BOWMAN

Notary Public for Oregon

My Commission Expires

NOTARY PUBLIC OREGON

My Commission Expires 11/25/87

After recording return to:

Mail Tax Statements to:

FIRST INTERSTATE BANK OF OREGON

FRANK & BERNIECE ETCHEVERS

Trust Real Estate Dept., T-11

P. O. Box 2971

HC 30, Box 67-H

Portland, Oregon 97208

Attn: Donna R. Bowman

Chiloquin, Oregon 97624

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 25th day
of November A.D. 19 85 at 3:52 o'clock P M., and duly recorded in Vol. M85
of _____ Deeds on Page 19348

FEE

\$5.00

Evelyn Biehn,

By

County Clerk

Ann Smith