

56791

BARGAIN AND SALE DEED

Vol. 1485 Page 21214

KNOW ALL MEN BY THESE PRESENTS, That

Michael F. Schmeck

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Jack M. Baker 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:

Lots 10 and 11, Block 10, BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

'85 DEC 30 PM 4 04

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 \$ 0. 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 13 day of November, 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,

County of Klamath

The foregoing instrument was acknowledged before me this 13th day of November, 1985, by Michael F. Schmeck

[Signature]

(SEAL) Notary Public for Oregon My commission expires: 6-18-86

(ORS 194.570)

STATE OF OREGON, County of

The foregoing instrument was acknowledged before me this 13 day of November, 1985, 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)

Michael F. Schmeck

GRANTOR'S NAME AND ADDRESS

Jack M. Baker
4680 Cannon St.
Klamath Falls, Oregon 97603

GRANTEE'S NAME AND ADDRESS

CRANE & BAILEY
Attorneys at Law
540 Main St. Suite 204
Klamath Falls, OR 97601

Jack M. Baker
4680 Cannon St.
Klamath Falls, Oregon 97603

NAME ADDRESS ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 30th day of December, 1985, at 4:24 o'clock P. M. and recorded in book/reel/volume No. 1485 on page 21214 or as fee/file/instrument/microfilm/reception No. 56791, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By *[Signature]* Deputy

SPACE RESERVED FOR RECORDER'S USE

Fee: \$5.00

OK 5.00

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