

OK **58237** BARGAIN AND SALE DEED Vol. **M 86** Page **2657**

KNOW ALL MEN BY THESE PRESENTS, That Corrine McGregor, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Corrine McGregor, Cheryl M. Rohr and Marian M. Sutter, all as joint tenants 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:

Township 34 South, Range 9 East of the Willamette Meridian, Section 20, South 1/2 of Southeast 1/4 of Northeast 1/4 of Southeast 1/4, consisting of Five (5) acres.

This conveyance is made subject to a 60 foot easement for road along the Westerly border, and subject to an easement in the public for any public road or roads now existing or established over or across the said premises and subject to any and all reservations heretofore made by the predecessors in interest.

MOUNTAIN TITLE COMPANY, INC. has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

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(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 \$ 0-00-00.
 However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 19 day of February, 19 86;
 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 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 PERSON ACQUIRING FEE TITLE TO THE PROPERTY 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~~ CALIFORNIA } ss.
 County of VENTURA
 The foregoing instrument was acknowledged before me this 1ST JANUARY, 1986, by CORRINE MCGREGOR

(ORS 194.570) 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.

Paula Pignataro
 Notary Public for Oregon
 CALIFORNIA
 My commission expires: DEC. 2, 1988

Notary Public for Oregon
 My commission expires: _____ (SEAL)
 (If executed by a corporation, affix corporate seal)

OFFICIAL SEAL
 PAULA PIGNATARO
 Notary Public, California
 Principal Office in _____
 My Comm. Exp. Dec. 2, 1988

GRANTEE'S NAME AND ADDRESS
 After recording return to:
Joel Bryan
325 East Hillcrest, Suite 201
Chico, CA 95360
 NAME, ADDRESS, ZIP
 Until a change is requested all tax statements shall be sent to the following address:
Joel Bryan
 NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.
 County of Klamath
 I certify that the within instrument was received for record on the 12th day of February, 1986, at 2:42 o'clock P.M., and recorded in book/reel/volume No. M86, page 2657 or as fee/title/instrument/microfilm/reception No. 58237, Record of Deeds of said county.
 Witness my hand and seal of County affixed.
Evelyn Biehn, County Clerk
 NAME TITLE
 By Ann Smith Deputy
 Fee: \$5.00