

OA

62933

BARGAIN AND SALE DEED

Vol. M86 Page 11062

KNOW ALL MEN BY THESE PRESENTS, That CARL O. MURPHY and GLADYS M. MURPHY, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JOHN M. MURPHY and PATRICIA C. HAZLIP, with right of survivorship, 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:

Lot 66, MERRYMAN'S REPLAT OF VACATED PORTION OF OLD ORCHARD MANOR, in the City of Klamath Falls, in the County of Klamath, State of Oregon.

SUBJECT TO:

1. Restrictions, but omitting restrictions, if any based on race, color, religion or national origin, as shown on the recorded plat of Merryman's Replat of vacated portion of Old Orchard Manor.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.

Subject to, and reserving in Grantors, a life estate for the life of the survivor of Grantors.

(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 \$love & affection.

Ⓢ 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 24th day of June, 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 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.)

(ORS 194.570)

STATE OF OREGON,

County of Klamath

} ss.

The foregoing instrument was acknowledged before me this 24th day of June, 19 86, by

Carl O. Murphy and Gladys M. Murphy

Notary Public for Oregon

(SEAL) My commission expires: 5-13-90

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)

Carl O. Murphy and Gladys M. Murphy
2855 Wantland

Klamath Falls OR 97603

GRANTOR'S NAME AND ADDRESS

John M. Murphy and Patricia C. Hazlip

207 Jones Cr. 7152 Cyprus Cove

Columbus MS Jacksonville FL

39704 GRANTEE'S NAME AND ADDRESS 32244

After recording return to:

Carl O. Murphy and Gladys M. Murphy

2855 Wantland

Klamath Falls OR 97603

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Carl O. Murphy and Gladys M. Murphy

2855 Wantland

Klamath Falls OR 97603

NAME, ADDRESS, ZIP

Fee: \$10.00

STATE OF OREGON,

County of Klamath

} ss.

I certify that the within instrument was received for record on the 24th day of June, 19 86, at 3:51 o'clock P.M., and recorded in book/reel/volume No. M86 on page 11062 or as fee/file/instrument/microfilm/reception No. 62933, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME TITLE

By Pat Smith Deputy

710.00 Cash