

63257

BARGAIN AND SALE DEED

Vol. 188 Page 11574

KNOW ALL MEN BY THESE PRESENTS, That CHARLOTTE DIANE RODGERS, an undivided one-half interest hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto LEO DEEN BENNETT and BARBARA JEAN BENNETT, husband and wife 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 37 South, Range 9 East of the Willamette Meridian:

SECTION 7: A portion of the E $\frac{1}{2}$ SE $\frac{1}{4}$  being more particularly described as follows:

Beginning at the Northwest corner of the E $\frac{1}{2}$ SE $\frac{1}{4}$ , thence South along the West line of the E $\frac{1}{2}$ SE $\frac{1}{4}$  1352.7 feet to an existing fence line, said point being the true point of beginning of this description, thence East along said fence line to the East line of the E $\frac{1}{2}$ SE $\frac{1}{4}$ , thence South along said East line of the E $\frac{1}{2}$ SE $\frac{1}{4}$  to the Southeast corner of the E $\frac{1}{2}$ SE $\frac{1}{4}$ , thence West along the South line of the E $\frac{1}{2}$ SE $\frac{1}{4}$  to the Southwest corner of the E $\frac{1}{2}$ SE $\frac{1}{4}$ , thence North along the West line of the E $\frac{1}{2}$ SE $\frac{1}{4}$  to the point of beginning.

SECTION 8: The SW $\frac{1}{4}$ SW $\frac{1}{4}$ , EXCEPTING THEREFROM that portion described as follows: Beginning at the Northwest corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ ; thence South along the West line of the SW $\frac{1}{4}$ SW $\frac{1}{4}$  32.7 feet to an existing fence line, thence East along said fence line 14.8 feet, thence diagonally Northwesterly to the point of beginning.

SECTION 17: The NW $\frac{1}{4}$ NW $\frac{1}{4}$

SECTION 18: The N $\frac{1}{2}$ NE $\frac{1}{4}$

(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-

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ② (The sentence between the symbols ①, 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 27th day of June, 1986; 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 27th day of June, 1986, by

CHARLOTTE DIANE RODGERS

(SEAL) [Signature]  
Notary Public for Oregon

My commission expires: 8-1-86

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)

Charlotte Diane Rodgers

Route 5, Box 1146X

Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS

Leo Deen &amp; Barbara Jean Bennett

27845 Fern Ridge Road

Sweet Home OR 97386

GRANTEE'S NAME AND ADDRESS

After recording return to:

Crane &amp; Bailey, Attorneys at Law

540 Main Street, Suite 204

Klamath Falls OR 97601

NAME, ADDRESS, ZIP

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

Leo Deen &amp; Barbara Jean Bennett

Route 5, Box 1146X

Klamath Falls OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 1st day of July, 1986, at 4:00 o'clock P.M., and recorded in book/reel/volume No. M86 on page 11574 or as fee/file/instrument/microfilm/reception No. 63257, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

Fee: \$10.00

By [Signature] Deputy

2005 JUL 1 PM 4 00