

OK

63633

BARGAIN AND SALE DEED

Vol. M86 Page 12299

KNOW ALL MEN BY THESE PRESENTS, That DOUGLAS CODDINGTON

, hereinafter called grantor,  
RAY K. CODDINGTON

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

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: An undivided 1/2 interest in and

to:  
A tract of land situated in the NW $\frac{1}{4}$  of Section 27 and the SW $\frac{1}{4}$  of Section 22, all in Township 38 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point on the South line of the SW $\frac{1}{4}$  of said Section 22, said point being North 89°36'09" West 494.59 feet from the West 1/16 corner common to said Sections 22 and 27; thence North 89°36'09" West along the said South line, 180.00 feet; thence North 05°29'19" East 228.47 feet; thence North 73°00'00" East 150.00 feet; thence South 17°00'00" East 100.00 feet; thence along the arc of a curve to the right (radius is 170.00 feet and the central angle is 28°47'47") 85.44 feet; thence along the arc of a curve to the left (radius is 230 feet and central angle is 44°09'56") 177.29 feet; thence North 32°22'09" West 92.00 feet to the point of beginning, ALSO a 15 foot strip of land measured at right angles Easterly from the following described line: Beginning at a point on the South line of the SW $\frac{1}{4}$  of said Section 22, said point being North 89°36'09" West 476.41 feet from the West 1/16 corner common to said Sections 22 and 27; thence along the arc of a curve to the left (radius point bears North 78°34'43" East 230.00 feet and central angle is 20°56'52") 84.09 feet; thence South 32°22'09" East 626.25 feet, more or less, to the Westerly right of way line of the Old Fort Road, with bearings based on solar observation.

(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, change vesting The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ -0- of title.

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 7th day of July, 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 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.)

(ORS 194.570)

STATE OF OREGON,

County of Klamath } ss.  
The foregoing instrument was acknowledged before me this day of July 10, 1986, by Douglas Coddington

(SEAL) Notary Public for Oregon  
My commission expires: 3-16-90

STATE OF OREGON, County of

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

(SEAL)

My commission expires:

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 14th day of July, 1986 at 2:32 o'clock P.M., and recorded in book/reel/volume No. M86 on page 12299 or as fee/title/instrument/microfilm/reception No. 63633, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Deputy

Fee: \$10.00

After recording return to:

William L. Sisemore  
540 Main St.,  
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Ray K. Coddington  
1267 S. Idaho Road  
Apache Junction, Arizona 85220

NAME, ADDRESS, ZIP