

**OK**

**64449**

## BARGAIN AND SALE DEED

Vol. 180 Page **13801** 

KNOW ALL MEN BY THESE PRESENTS, That W. F. DEAN and GLADYS DEAN, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto W. F. DEAN and GLADYS DEAN, as tenants in common as to an undivided one-half interest each, 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 2, 4, 5, 6, 8, 9, 10, 12, 13 and 14, Block 1, VALE DEAN CANYON, Tract 1198, according to the duly recorded plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 exists if it includes other property or value given or promised which in the whole consideration (indicates which). ② The contract is not enforceable if the parties have not agreed on the subject matter.

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 31st 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**

The foregoing instrument was acknowledged before me this July 31, 1986, by W. F. DEAN and GLADYS DEAN.

(SEAL)

My commission expires: 12-13-66

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

*The foregoing instrument was acknowledged before me this*

....., 19....., by .....

.... president, and by .....

secretary of .....

8 ..... corporation, on behalf of the corporation.

**Notary Public for Oregon**

(SEAL)

**My commission expires:**

**(If executed by a corporation,  
affix corporate seal)**

GRANTOR'S NAME AND ADDRESS

**GRANTEE'S NAME AND ADDRESS**

### After recording return to

H.F. SMITH  
Attorney at Law  
540 Main Street  
Klamath Falls, OR 97601

NAME. ADDRESS. ZIP

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

W. F. and GLADYS DEAN  
8353 Arant Road  
Klamath Falls, Oregon 97603

SPACE RESERVED  
FOR  
RECORDER'S USE

**STATE OF OREGON,**

County of .....Klamath

I certify that the within instrument was received for record on the 5th day of August, 1986, at 3:04 o'clock P.M., and recorded in book/reel/volume No. M86 on page 13801 or as fee/file/instrument/microfilm/reception No. 64449, Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk

By Ann Smith Deputy

**Fee: \$10.00**