

ATC 30373

66530

SHERIFF'S DEED

Vol. M86 Page 17696

THIS DEED made September 22, 1986, between TOM DURYEE, Sheriff of Klamath County, Oregon, hereinafter called Grantor and THE FEDERAL LAND BANK OF SPOKANE, a corporation hereinafter called Grantee.

In a suit in the Circuit Court of the State of Oregon for Klamath County, Oregon in which THE FEDERAL LAND BANK OF SPOKANE, a corporation

and JOE WAYNE BAXTER; EDWARD MITCHELL and CAROLYN MITCHELL, husband and wife, CARTER JONES COLLECTION SERVICE; and FEDERAL LAND BANK ASSOCIATION OF KLAMATH FALLS, a corporation was Plaintiff

Defendant(s), a judgment was entered on December 9, 1985, and the Court thereafter issued a Writ of Execution and pursuant thereto on March 17, 1986, all of the interest of the Defendant(s) in the real property was sold at public auction, subject to redemption, in the manner provided by law, for the sum of \$177,310.01, to THE FEDERAL LAND BANK OF SPOKANE, a corporation

the highest bidder; and after receiving from the purchaser the sum of money so bid, duly executed and delivered to the purchaser a Certificate of Sale; and filed the return of sale with the Court and an order confirming the sale was entered on April 4, 1986; and the time for redeeming, as required by law, has expired, the real property has not been redeemed from the sale, and the Grantee herein is the owner and holder of the Certificate of Sale and has delivered the Certificate to Grantor, NOW, THEREFORE, in consideration of the sum paid for the real property Grantor does hereby convey to Grantee all the interest of the Defendant(s) in the real property described as follows:

Return to :
Giacomini, Jones & Trotman
635 Main St. K. Falls

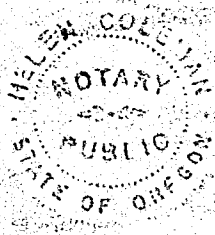
See addendum.

IN WITNESS WHEREOF, the Grantor has executed this instrument on September 22, 1986

TOM DURYEE, Sheriff
Klamath County, Oregon

By David L. Smith
Deputy

SUBSCRIBED AND SWORN TO BEFORE ME THIS 22nd DAY OF September, 1986



Helen Coleman
NOTARY PUBLIC FOR OREGON
My Commission expires 11-11-89

17697

A tract of land situated in the N $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 3, Township 40 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point of the North line of said Section 3 from which the Northeast corner of said Section 3 bears North 89°54'58" East 1857.24 feet; thence South 00°05'02" East 30.00 feet, to a $\frac{1}{2}$ " iron pin on the Southerly right of way line of Old Midland Road; thence continuing South 00°05'02" East 108.14 feet to a $\frac{1}{2}$ " iron pin; thence South 35°07'04" West 100.08 feet to a $\frac{1}{2}$ " iron pin; thence South 16°46'10" West 460.58 feet to a $\frac{1}{2}$ " iron pin in an existing fence; thence North 88°56'03" East generally along an existing fence, 1661.74 feet to a $\frac{1}{2}$ " iron pin; thence continuing North 88°56'03" East 19.83 feet to the Westerly right of way line of the U.S.B.R. No. 3 Drain; thence along said drain right of way North 41°57'00" West 143.45 feet, North 20°40'00" West 560.90 feet to the North line of said Section 3; thence South 89°54'58" West 1197.17 feet to the point of beginning, with bearings based on survey No. 272, as recorded in the office of the Klamath County Surveyor.

Together with any and all tenements, hereditaments and appurtenances thereunto belonging or used in connection therewith, including, without limitation of the generality of the foregoing, the following which are decreed to be appurtenances to said real property: all water and water rights used upon or appurtenant to the above-described real property, however evidenced. Together with any and all tenements, hereditaments and appurtenances thereunto belonging or used in connection therewith.

Addendum.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the _____ day
of September A.D. 19 86 at 9:20 o'clock A.M., and duly recorded in Vol. M86
of Deeds on Page 17696.

FEE \$14.00

Evelyn Biehn, County Clerk
By Sam Smith