

OK

67618

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That MARY PHELPS

, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto PAUL G. CLARK; DOROTHY LOU EWING; JOHN W. CLARK; HELEN B. BEARD; MARY CLARK WALKER and DONALD M. CLARK, hereinafter called grantees, 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:

A tract of land situated in the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at the Southwest corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 35; thence northerly along the west line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 35 195 feet; thence easterly at right angles to the said west line 60 feet; thence northerly parallel to said West line 15 feet to the true point of beginning of this description; thence easterly at right angles to the west line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 35 to a point on the southerly right of way line of the Enterprise Irrigation District Canal as constructed; thence northwesterly along said southerly right of way line of said canal to a point which is 60 feet from, measured at right angles to the west line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 35; thence southerly to the true point of beginning.

(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 \$None (to clear 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 28th day of October, 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 New Jersey

County of Camden

The foregoing instrument was acknowledged before me this 28th day of October, 1986 by

Mary Phelps

(SEAL) Notary Public for New Jersey
My commission expires: Dec. 1, 1987

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

(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:

Mountain View Company
P.O. Box 507
City 97607

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

No Change

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 30th day of October, 1986, at 1:27 o'clock P.M., and recorded in book/reel/volume No. M36 on page 19642 or as fee/file/instrument/microfilm/reception No. 67513, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Blinn, County Clerk

NAME

TITLE

Fee: \$10.00

By: Pam Smith Deputy