

72700

K-38627

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BARGAIN AND SALE DEED

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

P.O. Box 39Clatsop, Oregon 97133

MAR 25 PM 2 55

MARVIN G. TOOMEY and ALFREDA A. TOOMEY, husband and wife,
Grantors, convey to JOHNNIE R. TOOMEY, an undivided one-seventh
interest; THOMAS R. TOOMEY, an undivided one-seventh interest;
PEGGY P. CARLSON, an undivided one-seventh interest; MICHAEL P.
TOOMEY, an undivided one-seventh interest; BETTY WAYNER, an
undivided one-seventh interest; LINDA SUE BISBEE, an undivided
one-seventh interest; and TONY G. TOOMEY, an undivided one-
seventh interest, all as tenants in common, Grantees, the
following described real property:

See Exhibit "A" attached hereto.

The true consideration for this conveyance is the exchange
of real property.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED
IN THIS INSTRUMENT IN VIOLATION OF THE 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.

DATED this 17 day of Nov, 1986.

Marvin G. Toomey
MARVIN G. TOOMEY

Alfreda A. Toomey
ALFREDA A. TOOMEY

Return to
Francis & Martin
1199 N.W. Wall Street - Bend, Oregon 97701-1934
(503) 389-5010


STATE OF OREGON

County of *Hamath*)
: ss.
)

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Personally appeared the above-named Marvin G. Toomey and
Alfreda A. Toomey and acknowledged the foregoing instrument to be
their voluntary act. Before me:

Deputy Notary
Notary Public for Oregon
My Commission Expires: *March 1918*

A circular notary seal for the State of Oregon, Notary Public, with the commission expiration date of March 1918.

Parcel 1:

4899

A tract of land lying in Klamath County, State of Oregon, on the East side of the Dalles California Highway (U.S. 97) in the NW¼NE¼ of Section 30, Township 24 South, Range 9 E.W.M. and more particularly described as follows:

Beginning at a point 636.4 feet South 0°22' West from the East 1/16 corner of Section 19 and Section 30 T. 24 S. R. 9 E.W.M. and on the East 1/16 line of Section 30, thence S. 0°22' W. 129.28 feet along the same line to an iron pin, thence N. 50°54' W. 508.17 feet to an iron pin on the Easterly right of way line of the Dalles-California Highway (U.S. 97), thence N. 15°34' E. 110 feet along said right of way to an iron pin, thence S. 50°54' E. 471.2 feet to an iron pin which is the point of beginning.

SAVING AND EXCEPTING, Beginning at a one-half inch iron rod at the Southeasterly corner of that parcel conveyed to John Toomey and Doris Toomey, as recorded in Volume M-68 page 4704, Klamath County Deed records; thence along the Southerly line of said parcel, North 51°45'20" West 170.49 feet; thence North 10°49' 50" East 95.52 feet to the intersection with the centerline of the vacated Grambs Street; thence along said centerline, South 50°11' East 151.08 feet to the East boundary of the Townsite of Crescent; thence along said East boundary, South 0°03'10" West 102.61 feet to the point of beginning.

(Tax Lot 1100)

Parcel 2:

A parcel of land located in the vacated portion of the Townsite of Crescent, in the Northwest one-quarter of the Northeast one-quarter of Section 30, Township 24 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the intersection of the Northwesterly projection of the Northeasterly boundary of Lot 4, Block 2 and the centerline of the vacated First Street of the original Townsite of Crescent, with said point being located North 50°11' West 170.94 feet from the Northeast corner of said Lot 4; thence along the Northwesterly projection of, and the Northeasterly boundary of said Lot 4, South 50°11' East 30.82 feet to the intersection with the Northerly projection of an existing fence line; thence along said fence line South 21°53' West 132.52 feet to a fence corner; thence South 51°07'46" East 37.0 feet; thence South 10°49'50" West 62.34 feet to the centerline of the vacated Grambs Street; thence along the centerline of said vacated Grambs Street, North 50°11' West 138.82 feet to the intersection of the centerlines of said vacated Grambs Street and the vacated First Street; thence along the centerline of said vacated First Street, North 39°49' East 180.0 feet to the point of beginning.

(Tax Lot 1000)

EXHIBIT "A"

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 25th day of March A.D., 19 87 at 2:55 o'clock P M., and duly recorded in Vol. M87 of Deeds on Page 4897.

FEE \$18.00

Evelyn Biehn, County Clerk
By [Signature]