

72739

BARGAIN AND SALE DEED
(Statutory Form)Vol. M87 Page 4974

Jack Sexton and Nancy Sexton, husband and wife, as tenants by the entirety, Grantor, conveys to Jack L. Sexton and Nancy J. Sexton, as Trustee of the "Sexton Trust" (a revocable grantor type trust without set expiration date) dated 22-March-1987, Grantee, all of the Grantor's interest in the following described real property situated in Klamath County, Oregon:

All of that property described in that warranty deed which was recorded on January 5, 1984, in Volume M84, Page 285, of the Deed Records of Klamath County records (subject to the exceptions indicated therein), which property is more particularly described as:

All of Government Lot 2, Section 3, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM that portion conveyed by instrument recorded July 8, 1940 in Volume 130, page 306, Deed Records of Klamath County, Oregon.

Grantor/Grantee certifies that said Trust is a revocable grantor type trust under the terms of which the Grantor/Grantee continues to have authority to use, possess, and dispose of the subject property to the same degree as was had prior to this conveyance during the entirety of the life of Grantor/Grantee.

The true consideration for this conveyance is \$0.

Dated this 22 day of MARCH, 1987.

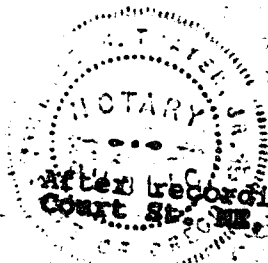
Jack Sexton
Jack Sexton

Nancy Sexton
Nancy Sexton

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF OREGON, County of Klamath

Personally appeared before me this 22nd day of March, 1987, the above named Jack Sexton and Nancy Sexton and each acknowledged the foregoing instrument to be his/her voluntary act and deed.



Bruce H. Shays Jr.
NOTARY PUBLIC - OREGON
My Commission Expires: 6-17-88

After recording return to: Doug Vande Griend, Atty at Law, 317 Court St., NE, Salem, Oregon 97301.

Until a change is requested, all tax statements shall be sent to the following address: **NO CHANGE**

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Doug Vande Griend
of March A.D., 19 87 at 11:29 o'clock A M., and duly recorded in Vol. M87
of Deeds on Page 4974

FEE \$10.00

Evelyn Biehn, County Clerk
By Ann Smith

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