

KCTC-40164

OK

82847

BARGAIN AND SALE DEED

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Page

22890

KNOW ALL MEN BY THESE PRESENTS, That KIRSCH BROS., a general partnership consisting of John G. Kirsch and Richard B. Kirsch, hereinafter called grantor, and Shiara L. Kirsch, husband and wife, 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:

An undivided 1/5 interest in the following described property:  
See "Exhibit A" attached hereto.

97 DEC 24 AM 10 52

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.  
(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)  
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$.....  
①However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which) ② (The sentence between the symbols ①, 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 21<sup>st</sup> day of December, 1987, 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.)

STATE OF OREGON

County of Klamath

The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of December, 1987, by Richard B. Kirsch

(SEAL) Notary Public for Oregon  
My commission expires: 6-21-88

By: X KIRSCH BROS.

John G. Kirsch, Partner

Richard B. Kirsch, Partner

STATE OF OREGON, County of

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

My commission expires:

(SEAL)

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book/reel/volume No. on page or as fee/file/instrument/microfilm/reception No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

KCTC

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

"EXHIBIT A"

Township 39 South, Range 11½ East of the Willamette Meridian:

PARCEL 1:

Section 20: That portion of Government Lots 5, 6, 7 and 8 lying Southerly of the new channel of Lost River taken by the United States of America in Federal Court Civil Case No. 4309, the description of which is set forth in Klamath County Deed Book 232 page 156. SAVING AND EXCEPTING the following described tract of land conveyed to Klamath Basin Improvement District: A portion of Lot 5, Section 20, Township 39 S., R. 11½ E.W.M., 80 feet wide extending between the Southeast line of Lost River and the Northwest line of Klamath Irrigation District "F" Canal, and lying 40 feet on each side of the following described line: Beginning at a point on the Northwestly centerline Station 220+09.0 from whence the Southwest corner of Section 20, Township 39 S., R. 11½ E.W.M., bears the following courses: S. 32°14' E. 44.0 feet; thence West 1022.3 feet; thence from said point of beginning N. 32°14' W. 555 feet, more or less, to the Southerly shore line of Lost River.

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Section 21: That portion of Government Lot 6 and the S½SW¼ lying Southerly of the new channel of Lost River taken by the United States of America in Federal Court Civil Case No. 4309, the description of which is set forth in Klamath County Deed Book 232 page 156.

Section 28: Government Lot 4 and the N½NW¼.

Section 29: NE¼, E½NW¼, W½NW¼ lying Easterly of the U.S.B.R. "F" Canal and Northeasterly of County Road, the NE¼SE¼ lying Northeasterly of the County Road.

PARCEL 2:

Section 20: Those parts of Government Lots 7 and 8 lying North of the new channel of Lost River taken by the United States of America in Federal Court Civil Case No. 4309, the description of which channel is set forth in Klamath County Deed Book 232 beginning at page 156.

Section 21: Government Lots 7, 8 and 9 and those parts of Government Lot 6 and the S½SW¼ lying Northerly of the new channel of Lost River taken by the United States of America in Federal Court Civil Case No. 4309, the description of which channel is set forth in Klamath County Deed Book 232 page 156.

PARCEL 3:

Section 21: That portion of the following described property situate in Lot 1, Section 21, Township 39 South, Range 11½ East of the Willamette Meridian, lying South of County Road, in the County of Klamath, State of Oregon, as follows:

Beginning at the Northwest corner of Lot 1 of Section 21, Township 39 South, Range 11½ East of the Willamette Meridian; thence East along the North line of said Lot 1, a distance of 1,150.0 feet to a point; thence, South and parallel with the East line of said Lot to a point on the South boundary line of said lot; thence Westerly along the said South boundary line to the Southwest corner of said Lot 1; thence North along the said West line of said Lot to the place of beginning, the Northwest corner of said Lot.

STATE OF NEVADA )  
County of Washoe ) ss.

Personally appeared the above-named John G. Kirsch and acknowledged the foregoing instrument to be his voluntary act and deed.

DATED before me this 21st day of December, 1987.

Marilyn Cook  
NOTARY PUBLIC FOR NEVADA  
My Commission Expires: 3-22-90



MARILYN COOK  
Notary Public State of Nevada  
WASHOE COUNTY  
My Appnt. Expires Mar. 22, 1990

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company  
of December A.D. 19 87 at 10:25 o'clock A M., and duly recorded in Vol. M87  
of Deeds on Page 22890, day

FEE \$15.00

Evelyn Biehn, County Clerk  
By Pam Smith