

OK

89197

BARGAIN AND SALE DEED

Vol. m88 Page 11031



I, **KNOW ALL MEN BY THESE PRESENTS**, That **Vincent O. Cheyne and Diane L. Cheyne**, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **The Cheyne Bros., a Partnership consisting of James C. Cheyne and Loretta M. Cheyne**, 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:

The following described real property situated in Klamath County, Oregon:
W $\frac{1}{2}$ NE $\frac{1}{4}$, EXCEPT the East 198 feet thereof in Section 18, Township 39 South, Range 10 East of the Willamette Meridian.

SE $\frac{1}{4}$ of Section 18 Township 39 South, Range 10 East of the Willamette Meridian, EXCEPT a tract beginning at the Southeast corner of Section 18, said point being marked by a **1 $\frac{1}{2}$ "x32"** iron pin stamped OLS 354, thence North **89°52'30"** West along the South line of said Section 18 a distance of 1000.00 feet to a **5/8"x30"** iron pin with aluminum cap stamped OLS 354, thence North parallel with the East line of said Section 18 a distance of 261.36 feet to a **5/8"x30"** iron pin stamped OLS 354, thence South **89°52'30"** East parallel with the South line of said Section 18 a distance of 1000.00 feet to a **5/8"x30"** iron pin with aluminum cap stamped OLS 354 on the East line of said Section 18, thence South along the East line of said Section 18 a distance of 261.36 feet to the point of beginning.

SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 18, Township 39 South, Range 10 East of the Willamette Meridian.

A portion of Section 17, Township 39 South, Range 10 East of the Willamette Meridian, more particularly described as follows:

Commencing at the corner common to Sections 17, 18, 19, and 20, Township 39 South, Range 10 East of the Willamette Meridian, thence North along the West boundary of Section 17, 30.0 feet to the true point of beginning, thence North **89°32'36"** East along the North boundary of Reeder Road, 947.17 feet to the West boundary of the Klamath Irrigation District "B" canal, thence along said canal boundary 266.00 feet

(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 \$ -0-

① However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 30th day of April, 1988; 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 OREGON,

County of Klamath

ss.

The foregoing instrument was acknowledged before me this 30th day of April, 1988, by Vincent O. Cheyne and Diane L. Cheyne

L. Cheyne

[Signature]

Notary Public for Oregon

My commission expires: 7/11/89

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

My commission expires: _____

(SEAL)

(If executed by a corporation, affix corporate seal)

Vincent O. and Diane L. Cheyne

GRANTOR'S NAME AND ADDRESS

The Cheyne Bros.

P.O. Box 49

Malin, OR 97632

GRANTEE'S NAME AND ADDRESS

After recording return to:

David P. Weiner, Esq.

4640 SW Macadam Ave., #200

Portland, OR 97201

NAME, ADDRESS, ZIP

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

The Cheyne Bros.

P.O. Box 49

Malin, OR 97632

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____) ss.

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

SPACE RESERVED FOR RECORDER'S USE

208 JUL 13 PM 2 23

ck 1300

Filed for record at request of David P. Weiner, Esq.
of July A.D., 19 88 at 2:23 o'clock P.M., and duly recorded in Vol. M88
of Deeds on Page 11031

Evelyn Biehn, County Clerk
By Dorlene Mullens

[illegible]

(If executed by a corporation
this certificate need
(SEAL)
Notary Public for Oregon
My commission expires _____

The foregoing instrument was acknowledged before me as Notary Public for Oregon on _____ day of _____, 19__.

Secretary of _____
President and Vice President of _____
The foregoing instrument was acknowledged before me as Notary Public for Oregon on _____ day of _____, 19__.

(SEAL)
Notary Public for Oregon
My commission expires _____

STATE OF OREGON
County of _____
The foregoing instrument was acknowledged before me as Notary Public for Oregon on _____ day of _____, 19__.

(SEAL)
Notary Public for Oregon
My commission expires _____

<p>STATE OF OREGON</p> <p>County of _____</p> <p>I certify that the within instrument was received for record on the _____ day of _____ 19____ at _____ o'clock _____ M., and recorded in book (leaf) volume _____ on _____ or as the file/instrument, recording/reception No. _____ Record of Deeds of said county.</p> <p>Witness my hand and seal of County aforesaid.</p> <p>By _____ Deputy</p>		<p>RECORDED & INDEXED</p> <p>FILED</p> <p>CLERK OF COUNTY</p> <p>RECORDED & INDEXED</p> <p>FILED</p> <p>CLERK OF COUNTY</p> <p>RECORDED & INDEXED</p> <p>FILED</p> <p>CLERK OF COUNTY</p>
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