

OK

94493

BARGAIN AND SALE DEED

Vol. m88 Page 20460KNOW ALL MEN BY THESE PRESENTS, That Ann J. Rife

hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto First Interstate Bank,
N.A., Trustee of the Ann J. Rife Trust
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:

That portion of Lot 17 in Block 38 in Hot Springs Addition to the City of Klamath Falls, Oregon, described as follows, to-wit: Beginning at the westerly corner of said Lot 17, being the alley corner common to Lots 16 and 17 in said Block 38; thence north-westerly at right angles to the northerly line of said Lot 17 a distance of ten feet to the center line of the vacated alley between Lots 4 and 17; thence northeasterly along the center line of said vacated alley fifty feet; thence southeasterly and parallel with the westerly line of said Lot 17 a distance of 46.33 feet to the northwesterly line of Esplanade; thence southwesterly along the southeasterly line of said Lot 17 to the most southerly corner of said Lot 17; thence northwesterly along the westerly line of said Lot 17 a distance of 72.65 feet to the 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 \$ -0-

Ⓢ 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 30th day of November, 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 November 30, 1988, by
Ann J. Rife

[Signature]
Notary Public for Oregon
(SEAL) My commission expires 6-9-89

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)

Ann J. Rife
1955 Esplanade
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

First Interstate Bank, N.A., Trustee of
the Ann J. Rife Trust
1 East Main St., Medford, OR 97501

GRANTEE'S NAME AND ADDRESS

After recording return to:
First Interstate Bank, Medford Trust Div.
1 East Main Street
Medford, OR 97501

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
First Interstate Bank
Medford Trust Division
1 East Main Street, Medford, OR 97501

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 1st day of Dec., 1988, at 4:37 o'clock P.M., and recorded in book/reel/volume No. M88 on page 20460 or as fee/file/instrument/microfilm/reception No. 94493, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Pauline Mullins Deputy

Fee \$8.00

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