

96627

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BARGAIN AND SALE DEED

KLAMATH COUNTY, a political subdivision of the State of Oregon, conveys to EMMA C. ACHLEITHNER, the following described real property herein in Klamath County, Oregon, to-wit:

Beginning at a point on the West line of Section 18, Township 37 South, Range 9 East of the Willamette Meridian 368 Feet North of the Southwest corner of said Section 18; running thence East 268.7 feet; thence North 268.7 feet; thence West 268.7 feet to the said West line of Section 18; thence South along said Section line to the place of beginning.

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
 2. Easement for driveway as disclosed by deed from Algoma Lumber Company, a corporation, to Klamath County School District, a public corporation, dated July 15, 1944, recorded December 6, 1944 in Volume 171, page 241, Deed Records of Klamath County, Oregon. Said Deed states that the easement is for a public driveway.
 3. Right-of-Way Easement, including the terms and provisions thereof, granted to Pacific Power & Light Company, a corporation, for a right-of-way 10 feet in width for electric transmission and distribution line recorded December 13, 1968 in Volume M68, page 10815, Microfilm Records of Klamath County, Oregon.
 4. Reservations and restrictions as contained in the dedication of First Addition to Algoma.
- AND: Reservations, Restrictions, Rights-of-Way, Easements of Record and Those Apparent Upon the Land.
- Tax Lot Number R 3709 01833 01200

The true consideration for this conveyance is \$5,124.74
 Dated this 18th day of January, 1989.

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.

BOARD OF COUNTY COMMISSIONERS:

Ted Lindow
 TED LINDOW, CHAIRMAN

Harry Fredricks
 HARRY FREDRICKS, COMMISSIONER

Roger Hamilton
 ROGER HAMILTON, COMMISSIONER

STATE OF OREGON)

County of Klamath) ss.

Personally appeared the above named Commissioners and acknowledge the foregoing instrument to be their voluntary act and deed.

Before me: Bernetha A. Setch

Notary Public for Oregon

My Commissioner Expires: 12-29-89

KLAMATH COUNTY

Grantor

EMMA C. ACHLEITHNER

Grantee

After recording return to:
 EMMA C. ACHLEITHNER
 400 Johnson Avenue
 Pine City, MN 55063

Witness my hand and seal of County affixed.

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

SAME

Name
 By

Title
 Deputy

STATE OF OREGON, County of Klamath)ss.
 I certify that the within instrument 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. ___, Recorded of Deeds of said county.

2017

Klamath County Real Property Taxes
 Acct # R 3709 01833 01200
 Key # 378969
 Achleithner, Emma

Year	Levied	Unpaid	Interest	Due
1988	603.78	603.78	7.54	611.32
1987	581.85	581.85	77.28	659.13
1986	547.99	547.99	138.54	686.53
1985	512.94	512.94	191.24	704.18
1984	480.88	480.88	236.99	717.87
1983	433.82	433.82	266.00	699.82
1982	394.48	394.48	289.21	683.69
1981	218.65	218.65	186.54	405.19
1980	190.70	109.33	106.39	215.72
TOTAL	3,361.31	3,279.94	1,492.20	4,772.14
		5% Penalty		238.61
		Deed Fees		114.00
		TOTAL DUE		5,124.74

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County the 1st day
 of Feb. A.D., 19 89 at 2:42 o'clock P M., and duly recorded in Vol. M89
 of Deeds on Page 2015

FEE \$18.00

Evelyn Biehn County Clerk

By Pauline Miskens