

OK

97027

BARGAIN AND SALE DEED

Vol. m89 Page 2680

KNOW ALL MEN BY THESE PRESENTS, That.....Josefa Y. Heltzel

....., hereinafter called grantor,  
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
Milivoje Milojkovich and Nancy M. Milojkovich, 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:

A parcel of land situated in Section 31, T. 34 S. R. 7 E.W.M., being more particularly  
described as follows:

Commencing at an axle marking the southeast corner of the NW $\frac{1}{4}$  of said Section 31,  
thence N. 89°39'59" W. along the South line of said NW $\frac{1}{4}$ , 57.66 feet to a 5/8  
inch iron pin marking the point of beginning for this description; thence  
continuing along said south quarter section line, 660.00 feet to a 5/8 inch iron  
pin on the easterly right of way line of Oregon State Highway No. 422; thence N. 00°  
16'18" E. along said Easterly highway right-of-way line, 77.61 feet to the  
beginning of a curve to the left; thence along the arc of a 2904.76 feet radius  
curve to the left (delta = 6°04'52"; long chord = N. 02°46'08" W., 308.15 feet)  
308.30 feet to the end of a curve; thence N. 05°48'34" W. 931.61 feet to a 5/8  
inch iron pin at the intersection of said easterly right-of-way line with the  
North line of the SE $\frac{1}{4}$  of said NW $\frac{1}{4}$ ; thence leaving said Easterly right-of-way line  
S. 89°23'26" E. along said North line of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ , 660 feet to a 5/8 inch iron  
pin; thence leaving said North line of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ , S. 04°45'10" E., 1313.57 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 \$20,000.00

① However, the actual consideration consists of lot and undivided bluffs property of value for which is  
the whole consideration (Indicate with X). If the symbol 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.

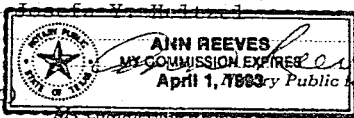
In Witness Whereof, the grantor has executed this..... day of....., 19.....;  
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by  
order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-  
SCRIBED 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, TexasCounty of Texas

SS.

The foregoing instrument was acknowledged before  
me this 27-January, 1989, by



(SEAL)

4-1-93

(ORS 194.570)

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)

Heltzel

GRANTOR'S NAME AND ADDRESS

Milojkovich

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. &amp; Mrs. Milojkovich

P. O. Box 468

Fort Klamath, Oregon 97626

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

SS.

I certify that the within instru-  
ment was received for record on the  
13th day of Feb., 1989,  
at 10:07 o'clock A.M., and recorded  
in book/reel/volume No. M89 on  
page 2680 or as fee/file/instru-  
ment/microfilm/reception No. 97027,  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

..... Evelyn Biehn, County Clerk.....  
NAME TITLE

By Deputy Deputy

Fee \$8.00

89 FEB 13 AM 10 07