

BARGAIN AND SALE DEED

LESLIE HARDIE, Grantor, conveys to MARGARET C. HARDIE, Grantee, the following-described real property:

A parcel of land situated in Section 1, Township 24 S, Range 6, E.W.M., Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pipe which is North 1345.51 feet and East 2531.96 feet from the Southwest corner of said Section 1; thence North 88°16' E. a distance of 133 feet to an iron pipe; thence North 01°44' W. to the centerline of Crescent Creek; thence Westerly along the centerline of Crescent Creek to a point that is North 01°44' W. of the point of beginning; thence S. 01°44' E. to the point of beginning; Together with an easement along the Southerly thirty (30) feet of that portion of the N. one-half S.W. one-quarter of Section 1, Township 24, Range 6, E.W.M. lying East of the County Road to provide ingress and egress to the above described parcel of real property. The above bearings are based on the centerline of the Crescent Lake Road as constructed and being South 61°12' W. at Station 65 as shown on Map B-51 filed in the office of the Klamath County Engineer.

THIS INSTRUMENT WILL NOT ALLOW THE 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.

The true consideration for this conveyance is \$-0-.

DATED this 16 day of MARCH, 1989.

Leslie P. Hardie
Leslie P. Hardie

STATE OF OREGON)
County of Lane) ss.

Personally appeared the above named LESLIE P. HARDIE and acknowledged the foregoing instrument to be his voluntary act and deed.

Debra Q. Sping
Notary Public for Oregon
My Commission Expires: 7-20-91

Send tax statements to :

Margaret C. Hardie
34298 Deerwood Drive
Eugene, OR 97405

After recordation return to:
Speer, Jones & Poppe,
Lawyers, P.C.
998 Ferry Ln; P.O. Box 10922
Eugene, OR 97440

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Speer, Jones, Poppe the 17th day of March A.D., 19 89 at 3:19 o'clock P.M., and duly recorded in Vol. M89, of Deeds on Page 4609.

FEE \$8.00

Evelyn Biehn, County Clerk

By Debra Q. Sping

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