

OK

98414

BARGAIN AND SALE DEED

Vol. m89 Page 5017



KNOW ALL MEN BY THESE PRESENTS, That TERRI L. SMITH & RANDALL B. JAMES

, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ELIDA LEGGET AND DONALD J. LEGGET, as tenants by the entirety 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:

Lot 1, Block 4, BELLA VISTA - TRACT NO. 1235, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 3507 007DC 02600

(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 \$ 1.00

⓪However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ⓪(The sentence between the symbols ⓪, 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 8 day of February, 1989; 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 } ss.
XXXXXXX California }

County of

The foregoing instrument was acknowledged before me this 19, by

SEE REVERSE FOR ATTACHED
NOTARY

Notary Public for Oregon

(SEAL)

My commission expires:

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

(SEAL)

My commission expires:

(If executed by a corporation, affix corporate seal)

Smith & James
1250 South Brookhurst #1103
Anaheim, CA 92804

GRANTOR'S NAME AND ADDRESS

Legget
4861 Laverne
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

MTC
407 Main
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Legget
above address

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

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

GENERAL ACKNOWLEDGMENT

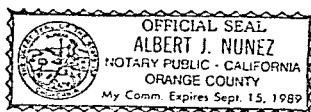
NO. 201

State of CALIFORNIACounty of ORANGE

} SS.

On this the 8th day of March, 19 89, before me,ALBERT J. NUNEZ

the undersigned Notary Public, personally appeared

Terri L. Smith and Randall B. James☐ personally known to me☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument, and acknowledged that they executed it. WITNESS my hand and official seal.

 Notary's Signature

ATTENTION NOTARY: Although the information requested below is OPTIONAL, it could prevent fraudulent attachment of this certificate to another document.

THIS CERTIFICATE
MUST BE ATTACHED
TO THE DOCUMENT
DESCRIBED AT RIGHT:Title or Type of Document Bargain and sale deed (Individual)Number of Pages One Date of Document 3/8/89Signer(s) Other Than Named Above No other signers

7120 122

NATIONAL NOTARY ASSOCIATION • 8236 Remmet Ave. • P.O. Box 7184 • Canoga Park, CA 91304-7184

STATE OF OREGON: COUNTY OF KLAMATH: ss.

 Filed for record at request of Mountain Title Co. the 24th day
 of March A.D., 19 89 at 3:20 o'clock P.M., and duly recorded in Vol. M89,
 of Deeds on Page 5017.

FEE \$13.00

Evelyn Biehn County Clerk

By Pauline M. Mullenbore