

OK

99735

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That MILTON VAN VLIET AND THELMA F. VAN VLIET***

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BILLY JOE SCHRADER AND WANDA DARLENE SCHRADER, tenants in common with rights ** 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:

** of survivorship.

Lot 9 in Block 64 of Fifth Addition to Nimrod River Park according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to easements and rights of way of record and apparent on the land and to building and use restrictions of record.

(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 \$ 500.00. 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 2nd day of May, 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.)

STATE OF OREGON

(ORS 194.571)

County of Klamath } ss.

The foregoing instrument was acknowledged before me this 2nd day of May, 1989, by Milton Van Vliet and Thelma F. Van Vliet.

Notary Public for Oregon

(SEAL)

My commission expires: 12-19-92

MILTON VAN VLIET

THELMA F. VAN VLIET

STATE OF OREGON, County of Klamath } ss.

The foregoing instrument was acknowledged before me this 2nd day of May, 1989, 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)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Billy Joe Schrader
25596 Walker St.
San Bernadino, CA 92404

NAME, ADDRESS, ZIP

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

Same As Above

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 2nd day of May, 1989, at 2:01 o'clock P.M., and recorded in book/reel/volume No. M89 on page 7553 or as fee/file/instrument/microfilm/reception No. 99735. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Rachel M. Muckelbauer Deputy

Fee \$8.00

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MAY 2 1989