

OK

263

BARGAIN AND SALE DEED

Vol. m89 Page 8523

KNOW ALL MEN BY THESE PRESENTS, That Michael A. Chase and Jane M. Martin-Chase, husband and wife; and Josepha M. Chase, a single person, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Hoy Dillard Johnson

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 tract of land situated in the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 34, Township 38 South, Range 9, East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southeast corner of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 34, as marked by an axle; thence North 00° 19' 00" West along the Easterly line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$ 316.26 feet; thence North 71° 07' 09" West 114.34 feet; thence South 43° 42' 06" West 152.70 feet to a 5/8 inch iron pin on the Westerly boundary of that tract of land described in Deed Volume 335 at page 109, Klamath County Deed Records; thence along said Westerly boundary South 00° 19' 00" East 84.16 feet to 3/4 inch iron pipe on the Northerly boundary of that tract of land described in Deed Volume 318 at page 71, Klamath County Deed Records; thence following the Northerly, Westerly and Southerly boundary of said Deed Volume 318 at page 71, South 89° 39' 00" West 100.00 feet, South 00° 19' 00" East 160.00 feet (to the Southerly line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$), and North 89° 39' 00" East 314.10 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 \$ -0-

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 _____ 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 DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEI 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 194.570)

County of Benton

} ss.

The foregoing instrument was acknowledged before me this May 5, 1989, by

Michael A. Chase & Jane M. Martin-Chase

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)

(SEAL) Notary Public for Oregon

My commission expires: 10-29-92

My Commission Expires: 10-29-92

Michael A. Chase, Jane M. Martin-Chase, Josepha M. Chase

GRANTOR'S NAME AND ADDRESS

Hoy Dillard Johnson

P.O. Box 1263

Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Hoy D. Johnson

P.O. Box 1263

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

} ss.

County of Klamath

I certify that the within instrument was received for record on the 16th day of May, 1989, at 3:21 o'clock P.M., and recorded in book/reel/volume No. M89 on page 8523 or as fee/file/instrument/microfilm/reception No. 263, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

Fee \$8.00

By _____ Deputy