

COK: 1087

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That NICK ALLEN LANDRETH & NEIL BRUCE LANDRETH, each as to an undivided one-half interest as tenants in common, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto M. C. LANDRETH & PRUE F. LANDRETH, 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 tract of land located in the Southeast quarter of the Southeast quarter of Section 36, Township 24 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Commencing at the Southeast corner of said Section 36; thence North 00 degrees 39' East along the East line of said Section 36 a distance of 655.68 feet to the point of beginning; thence North 89 degrees 20' West 192.00 feet; thence North 00 degrees 39' East 227.82 feet; thence South 89 degrees 20' East 192.00 feet to a point on the East line of said Section 36; thence South 00 degrees 39' West along the East line of said Section 36, a distance of 227.82 feet to the point of beginning.

Tax Account No. 2408-36DD-400

(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 \$ to clear title

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ② (The sentence between the symbols 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 instrument this 3rd day of June, 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,

County of Lane

ss.

The foregoing instrument was acknowledged before me this 3rd day of June, 1989, by

Nick Allen Landreth & Neil Bruce Landreth

Diane Waters
Notary Public for Oregon
(SEAL) My commission expires: 8/28/91

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)

Nick Allen Landreth
Neil Bruce Landreth

GRANTOR'S NAME AND ADDRESS

M. C. Landreth & Prue F. Landreth

669 N 66th St
Springfield OR 97478

GRANTEE'S NAME AND ADDRESS

After recording return to:
M. C. Landreth & Prue F. Landreth

669 N 66th St
Springfield OR 97478

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
M. C. Landreth & Prue F. Landreth

669 N 66th St
Springfield OR 97478

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 6th day of June, 1989, at 4:03 o'clock P.M., and recorded in book/reel/volume No. m89 on page 10000 or as fee/file/instrument/microfilm/reception No. 1087, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Diane Waters, Deputy

Fee \$8.00

88 JUN 6 PM 4 03