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## BARGAIN AND SALE DEED

Vol. 1789 Page 25032

KNOW ALL MEN BY THESE PRESENTS, That RICHARD A. SMITH and GENEVA A. SMITH, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto GRANT R. SMITH and LUCILLE SMITH, 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:

An undivided 10% interest as tenants in common in the following-described real property:

Parcel 1: W $\frac{1}{2}$ SW $\frac{1}{4}$ , Section 1, NE $\frac{1}{4}$ , Section 2, NW $\frac{1}{4}$ , Section 12, all in Township 40 S., R. 13 E.W.M., SAVING AND EXCEPTING THEREFROM those portions conveyed to the United States of America by Deed Volume 64, Page 298, Deed Volume 69, Page 292, Deed Volume 69, Page 556, and Deed Volume 75, Page 552.

Parcel 2: SE $\frac{1}{4}$ , Section 2, E $\frac{1}{2}$ NE $\frac{1}{4}$ , SW $\frac{1}{4}$ NE $\frac{1}{4}$ , SE $\frac{1}{4}$ NW $\frac{1}{4}$ , Section 11, all in Township 40 S., R. 13 E.W.M., containing 320 acres, more or less, SAVING AND EXCEPTING THEREFROM a strip aggregating 1.2 acres in area in said SE $\frac{1}{4}$ NW $\frac{1}{4}$  and SW $\frac{1}{4}$ NE $\frac{1}{4}$ , Section 11, described by metes and bounds, heretofore conveyed to the United States by deed dated February 10, 1926, recorded May 29, 1926, in Volume 69, Page 606, deed records of Klamath County, Oregon.

(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 \$ \_\_\_\_\_

$x$  is the value of the consideration which is taken into account in determining whether or not the proposed exchange has economic substance.

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 15th day of December, 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 SIGHING OR ACCEPTING THIS INSTRUMENT. THE PERSON ACQUIRING FE3 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 KLAMATH

The foregoing instrument was acknowledged before me this 15 December, 1989, by RICHARD A. SMITH and GENEVA A. SMITH, husband and wife.

(SEAL) *Debra S. Baldwin*  
Notary Public for Oregon  
My commission expires: May 13, 1993

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)

STATE OF OREGON.

County of .....Klamath

I certify that the within instrument was received for record on the 29 day of December, 1989, at 11:06 o'clock A.M., and recorded in book/reel/volume No. M89 on page 25032 or as fee/file/instrument/microfilm/reception No. 9529, Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn

NAME County Clerk

By Bernetha A. Kelsch Deputy

8.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:  
H.F. SMITH  
Attorney at Law  
640 Main Street  
Namath Falls, OR 97601

NAME ADDRESS ZIP

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

Richard A. and Geneva A. Smith  
Route 1, Box 66  
Bonanza, Oregon 97623

NAME ADDRESS ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE