Hamoth Co. Wol. mgo Page 1352

## BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That O. Yvonne Bowen

hereinafter called grantor, for the consideration hereinafter stated,

does hereby grant, bargain, sell and convey unto Jack T. Bowen

HEREINAFTER called grantee, and unto grantee's heirs, successors and assigns all of the 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:

## PARCEL ONE

S 1/2 S 1/2/ SW 1/4 Sec. 16, T23 S. R. 10 E. W. M., Klamath County, Oregon.

## PARCEL TWO

H 8 Beginning at a point on the one-sixteenth section line which is 332.87 feet North 1 03' 55" East along the one-sixteenth section line from the Southwest corner of the Southeast quarter of the North Southwest corner of the Range 10 Feet Northeast quarter of Section 36, Township 23 South, Range 10 East, Northeast quarter of Section 36, Township 23 South, Range 10 East, Willamette Meridian, Klamath County, Oregon, thence South 89 32' Willamette Meridian, Klamath County, Oregon, thence South 89 32' East 659.95 feet, thence North 10 43' 00" East 331.40 feet thence North 89 24' 56" West 663.70 feet to the one-sixteenth thence North 89 24' 56" West 663.70 feet to the one-sixteenth section line, thence South 10 3' 55" West 332.87 feet along the section line, thence South 10 03' 55" West 332.87 feet along the section line to the point of beginning, containing and subject to a 20 foot wide access easement and the rights and priviledges of access and egress engendered by said easement, the centerline of which is described as follows:

Beginning at a point on the East line of Section 36, Township 23 South, Range 10 East, Willamette Meridian, Klamath County, Oregon which is 329.79 feet North 1 04' 49" East Klamath County, Oregon which is 329.79 feet North 1 04' 49" East alongsaid East line from the 1/4 corner of said Section 36, thence alongsaid East line from the 1/4 corner of said Section 36, thence alongsaid East line from the 1/4 corner of said Section 36, thence North 89 o 32' 59" West 652.51 feet, thence North 1 43' 00" East North 89 o 32' 59" West 652.51 feet, thence South Banga 10 Fact Willemette Meridian 682.80 feet to its terminus, all of the above described lying within Section 36, Township 23 South, Range 10 East, Willamette Meridian, Klamath County, Oregon.

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 in terms of dollars is none. This deed is executed pursuant to terms of Marion County Circuit Court Decree of Dissolution of Marriage of the parties.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.  STATE OF OREGON )  County of Marion )  The foregoing instrument was acknowledged before me this // day of If It I was a complete or the state of Oregon My Commission Expires: 9-26-88  Grantor s tame and address O. Yvonne Bowen  Grantee's name and address Jack T. Bowen, P. O. Box 505, Depoe Bay, OR 973  After Recording Return to Jack T. Bowen, P. O. Box 505, Depoe Bay, OR 973  Send tax statements to Jack T. Bowen, P. O. Box 505, Depoe Bay, OR 97341  ATE OF OREGON: COUNTY OF KLAMATH: ss.  Med for record at request of Mountain Title Co. the 19th day of Deeds on Page 1352  Evelyn Biehn County Clerk  By Quarter Multicades  Evelyn Biehn County Clerk  By Quarter Multicades  Evelyn Biehn County Clerk	In Witness Wh	ereof, the grantorday of	has executed t , 198	nis instrument this 7.	
County of Marion   Ss	THIS INSTRUME OF THE PROPER THE APPROPRIA	NT DOES NOT GUARANT TY DESCRIBED IN THI	EE THAT ANY PAI	RTICULAR USE MAY BE	TTTOTT
The foregoing instrument was acknowledged before me this // day of local foregoing instrument was acknowledged before me this // day of local foregoing instrument was acknowledged before me this // day of local foregoing foregoing foregoing my Commission Expires: 9-26-88 Granter's name and address of the local foregoing fore	STATE OF OREG				
ATE OF OREGON: COUNTY OF KLAMATH: ss.  ed for record at request of Mountain Title Co.  Jan.  AD. 19 90 at 4:43 o'clock P.M., and duly recorded in Vol. M90  of Deeds on Page 1352  Evelyn Biehn County Clerk  By Caucuse Wheeleader  Aday of Mountain County Clerk  By Caucuse Wheeleader	County of Mar	ion ) ss	· Hanna F	Jouren 7-17-87	
My Commission Expires: 9-26-88  Granter's name and address  Grantee's name and address  After Recording Return to Jack T. Bowen, P. O. Box 505, Depoe Bay, OR 97  Send tax statements to Jack T. Bowen, P. O. Box 505, Depoe Bay, OR 97341  ATE OF OREGON: COUNTY OF KLAMATH: ss.  ed for record at request of Mountain Title Co. the 19th day  Jan. A.D., 19 90 at 4:43 o'clock P.M., and duly recorded in Vol. M90  of Deeds on Page 1352  Evelyn Biehn County Clerk  By Caucae Multicadate	The foregoing	instrument was ack	nowledged befor	ce me this $\frac{1}{2}$ da	y of
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Granter's came and address O. Yvonne Bowen  Grantee's name and address Jack T. Bowen, P. O. Box 505, Depoe Bay, OR 97  After Recording Return to Jack T. Bowen, P. O. Box 505, Depoe Bay, OR 973  Send tax statements to Jack T. Bowen, P. O. Box 505, Depoe Bay, OR 97341  ATE OF OREGON: COUNTY OF KLAMATH: ss.  ed for record at request of Mountain Title Co. the 19th day  Jan. A.D., 19 90 at 4:43 o'clock P.M., and duly recorded in Vol. M90  of Deeds on Page 1352  Evelyn Biehn County Clerk  By Caucar Musicander	SAMONA		Notary	Public of Oregon	
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