

11403

MTC #22817-K

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That CHARLOTTE M. KOEHLER

, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
FRED W. KOEHLER, JR.

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:

Lot 15, Block 7, TRACT NO. 1019, WINEMA PENINSULA-UNIT NO. 2, according to the
official plat thereof on file in the office of the County Clerk of Klamath County,
Oregon.

Tax Account No.: 3407 027CC 00800

(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.....

~~THE GRANTOR HEREBY CERTIFIES THAT THE FOREGOING DEED IS THE WHOLE AND ENTIRE DEED IN RESPECT OF THE PROPERTY DESCRIBED HEREIN, AND THAT NO OTHER DEEDS, INSTRUMENTS OR AGREEMENTS HAVE BEEN MADE OR ENTERED INTO IN CONNECTION WITH THE SAME, AND THAT THE GRANTOR HAS NO OTHER INTEREST IN THE PROPERTY DESCRIBED HEREIN.~~

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 12th day of February, 19 90;
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 DE-
SCRIBED 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 Jason } ss.

The foregoing instrument was acknowledged before
me this February 12, 19 90, by
Charlotte M. Koehler

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) Jodi L. Tuter
JODIL TUTER
Notary Public for Oregon
My commission expires 11-14-92

Charlotte M. Koehler
355 East Colver #4
Talent, OR 97540

GRANTOR'S NAME AND ADDRESS

Fred W. Koehler, Jr.
437 Main Street Ste. A
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:
Fred Koehler
437 Main Street
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Fred Koehler
437 Main Street Ste. A
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
ment was received for record on the
15th day of Feb., 19 90,
at 3:36 o'clock P.M., and recorded
in book/reel/volume No. M90 on
page 3063 or as fee/file/instru-
ment/microfilm/reception No. 11403
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Rauline Mullins Deputy

Fee \$28.00

90 FEB 15 PM 3 36