

OK

11935

BARGAIN AND SALE DEED

Vol. m90 Page 4007

KNOW ALL MEN BY THESE PRESENTS, That Mark E. Donahue

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Roger L. Sharp, hereinafter called grantor, 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:

All of the E $\frac{1}{2}$ of Lot 3, Block 3 of WILLIAMS ADDITION and the Southerly 1' 11 3/16" of the E $\frac{1}{2}$ of Lot 2 in Block 3, WILLIAMS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Klamath County Tax Account #3809-28CD-10700.

SUBJECT TO: Trust Deed, including the terms and provisions thereof, recorded March 19, 1980, in Volume M80, page 5159, Microfilm Records of Klamath County, Oregon, in favor of Klamath First Federal Savings and Loan Association, as Beneficiary,

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 \$1.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols \odot , 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 28th day of February, 1990; 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 this form of acknowledgment opposite.)

STATE OF OREGON,

(ORS 194.570)

County of KLAMATH } ss.

The foregoing instrument was acknowledged before me this FEBRUARY 28th, 1990, by

MARK E. DONAHUE

Notary Public for Oregon

My commission expires: 4/24/93

STATE OF OREGON, County of _____ } ss.

The foregoing instrument was acknowledged before me this _____, 19____, by _____

_____, president, and by _____ secretary of _____

_____, corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: _____

(SEAL)

(If executed by a corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

KLAMATH 1ST FEDERAL
SND MAIN
KFO

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 2nd day of March, 1990, at 10:35 o'clock A.M., and recorded in book/reel/volume No. M90 on page 4007 or as fee/file/instrument/microfilm/reception No. 11935, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Pauline Mullins Deputy

Fee \$28.00

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