

OK 12187

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That SHIRLEA FREEL

hereinafter called grantor,  
 for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JACK NEIPP AND BETTY NEIPP,  
 reserving a Life Estate to the 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:

The Southerly 75 feet of Lots Nineteen (19) and Twenty (20), Twenty-one (21) and  
 Twenty-two(22) in Block Eleven (11) in St. Francis Park, as shown on the recorded  
 plat thereof; subject to any and all easements of record in connection with the  
 recorded plat.

(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 \$love & kisses....

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 ©, 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 6 day of March, 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 the form of acknowledgment opposite.)

(ORS 194.570)

STATE OF OREGON,

County of Klamath

} ss.

The foregoing instrument was acknowledged before  
March 6, 1990, by

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)

Shirlea Freel  
 Notary Public for Oregon  
 My commission expires: 2/2/92

Shirlea Freel  
4607 Thompson Street  
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

Jack Neipp, 4012 Homedale, K. Falls, OR  
Betty Neipp, 2725 Gettle, K. Falls, OR

GRANTEE'S NAME AND ADDRESS

After recording return to:

Shirlea Freel  
4607 Thompson Street  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

Shirlea Freel  
4607 Thompson Street  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

} ss.

I certify that the within instru-  
 ment was received for record on the  
8th day of March, 1990,  
 at 4:35 o'clock PM, and recorded  
 in book/reel/volume No. N90 on  
 page 4463 or as fee/file/instru-  
 ment/microfilm/reception No. 12187,  
 Record of Deeds of said county.

Witness my hand and seal of  
 County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Dorlene Mueller Deputy

Fee \$28.00

90 MAR 9 PM 4 35

