

OK

13989

BARGAIN AND SALE DEED

Vol. m90 Page - 7645

KNOW ALL MEN BY THESE PRESENTS, That SCHOOLHOUSE RANCH, Inc., an Oregon Corporation, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Ross R. Miles & Susan M. Miles, an undivided 1/2; Don C. Skillman & Lillian A. Skillman, undivided 1/2, 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 Southeast Quarter of the Northwest Quarter of Section 16, Township 35 South, Range 11 East of the Willamette Meridian, 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 \$ 7,500.00

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 ©, 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 23 day of April, 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.)

STATE OF OREGON,

(ORS 194.570)

County of _____

} ss.

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

Notary Public for Oregon

(SEAL)

My commission expires:

STATE OF OREGON, County of JACKSON) ss.

The foregoing instrument was acknowledged before me this April 23, 1990, by Lillian A. Skillman

president, and by Don C. Skillman

secretary vice president of

SCHOOLHOUSE RANCH, Inc.

a Oregon corporation on behalf of the corporation.

R. Robert Keomurni

Notary Public for Oregon

(SEAL)

My commission expires: 5-22-93

(If executed by a corporation, affix corporate seal)

Schoolhouse Ranch, Inc
Box 381, Ashland, OR 97520

GRANTOR'S NAME AND ADDRESS

Skillman - Miles
Box 381, Ashland, OR 97520

GRANTEE'S NAME AND ADDRESS

After recording return to:

SKillman
Box 381, Ashland, OR 97520

NAME, ADDRESS, ZIP

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

Box 381, Ashland, OR 97520

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 25th day of April, 1990, at 11:23 o'clock A. M., and recorded in book/reel/volume No. M90 on page 7645 or as fee/file/instrument/microfilm/reception No. 13989, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Paulene Mueland Deputy

Fee \$28.00

90 APR 25 AM 11 23

2800