

14174

BARGAIN AND SALE DEED

Vol. m90 Page 7982

KNOW ALL MEN BY THESE PRESENTS, That TERRY D. SHERRILL, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto TERRY D. SHERRILL & JANET SHERRILL, as tenants by the entirety 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:

See attached

(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 \$ 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 ①, 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 26 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.

Terry D. Sherrill

Terry D. Sherrill

STATE OF OREGON, County of Klamath } ss.

The foregoing instrument was acknowledged before me this April 26, 1990, by Terry D. Sherrill

STATE OF OREGON, County of The foregoing instrument was acknowledged before me this 19, by president, and by secretary of

Darlene Straker Notary Public for Oregon

(SEAL) My commission expires: 6/16/92

Notary Public for Oregon (SEAL) My commission expires: (If executed by a corporation, affix corporate seal)

Sherrill 9390 Hwy 140 East Klamath Falls, Or 97603 GRANTOR'S NAME AND ADDRESS

Sherrill See above GRANTEE'S NAME AND ADDRESS

After recording return to: Sherrill See above NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address. Sherrill See above NAME, ADDRESS, ZIP

STATE OF OREGON, County of } ss.

I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book/reel/volume No. on page or as fee/file/instrument/microfilm/reception No. Record of Deeds of said county. Witness my hand and seal of County affixed.

By Deputy

MTC NO: 22812-D

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

All of Lots 6, 7, 8, 9 and 10 in Block 106 of KLAMATH 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, SAVING AND EXCEPTING those portions deeded to the City of Klamath Falls for the widening and improvement of Fifth Street.

PARCEL 2:

Beginning at the point of intersection of the West line of Section 33, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, with the Southwesterly line of Sixth Street, 60 feet wide; thence South 55 degrees 46' 30" East along said Southwesterly line 30.00 feet to the most Northerly corner of that 0.041 acre parcel of land described as parcel one in deed dated April 17, 1956, from Central Pacific Railway Company and Southern Pacific Railway Company to State of Oregon, said corner being distant North 24 degrees 46' 30" East 57.83 feet from the West quarter corner of said Section 33; thence along the Southwesterly line of said parcel as follows: South 0 degrees 20' East, 24.28 feet, South 55 degrees 46' 30" East, 18.11 feet, North 34 degrees 13' 30" East, 10.00 feet; thence South 55 degrees 46' 30" East 56.02 feet; thence leaving said Southwesterly line South 78 degrees 37' 30" West, 147.50 feet to its intersection with the Southeasterly line of Kinlock Avenue as shown upon the original plat of the Klamath Addition to Linkville; thence North 38 degrees 37' 30" East along said Southeasterly line (shown upon said plat as North 38 degrees 56' East) 84.82 feet to its intersection with the Westerly line of Section 33; thence Northerly along said Westerly line 37.41 feet to the point of beginning.

PARCEL 3:

All that portion of vacated Kinlock Street lying between Parcel 1 and Parcel 2 and Northerly of the right of way of Fifth Street.

Tax Account No: 3809 032DA 00100

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 30th day
of April A.D., 19 90 at 11:07 o'clock AM., and duly recorded in Vol. M90,
of Deeds on Page 7982.

Evelyn Biehn County Clerk

By Dorlene D. Mulvender

FEE \$33.00