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BARGAIN AND SALE DEED

Vol. 190 Page 8282

KNOW ALL MEN BY THESE PRESENTS, That ARTHUR R. MILLARD and VIVA M. MILLARD, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto \*\*\*\*

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:

\*\*\*\*ARTHUR R. MILLARD AND VIVA M. MILLARD, TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE MILLARD LOVING TRUST DATED APRIL 30, 1990, AND ANY AMENDMENTS THERETO

That part of Lot 19 of PONDOSA, described as follows: Beginning at the intersection of the Northwest corner of Lot 19 with the Southerly boundary line of the Klamath Falls-Ashland Highway; thence South along the West line of said Lot 19 to the Southwest corner thereof; thence East along the South boundary of said Lot a distance of 1975 feet, more or less, to a point that is South 32° 20' East of the most Easterly corner of Lot 14 of PONDOSA; thence North 32° 20' West to a point on the Southerly boundary of Harkens Drive; thence South 57° 40' West and North 34° 20' West along the Southerly boundary of Harkens Drive to its intersection with the Southerly boundary of the Klamath Falls-Ashland Highway; thence South 57° 40' West along the Southerly boundary of said highway, a distance of 200 feet to the point of beginning; AND,

Lots 1 and 2, vacated, and a part of Lot 19, PONDOSA, described as follows: Beginning at the intersection of the Northwest corner of Lot 19 with the Southerly boundary line of Klamath Falls-Ashland Highway; thence South along the West line of said Lot 19, to the Southwest corner thereof; thence East along the South boundary of said lot, a distance of 1975 feet, more or less, to a point that is South 32° 20' East of the most Easterly corner of Lot 14 of PONDOSA, and the true point of beginning; thence North 32° 20' West to a point on the Southerly boundary line of Harkens Drive; thence

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. (OVER)

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00

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  $\Phi$  is 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 30 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.)

(ORS 194.570)

STATE OF OREGON,

County of Klamath

ss.

The foregoing instrument was acknowledged before me this 30 day of April, 1990 by

ARTHUR R. MILLARD AND VIVA M. MILLARD

Notary Public for Oregon

My commission expires: 10/31/91

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)

ARTHUR R. MILLARD & VIVA M. MILLARD  
7937 Reeder Road  
Klamath Falls, OR 97601  
GRANTOR'S NAME AND ADDRESS

ARTHUR R. MILLARD & VIVA M. MILLARD  
7937 Reeder Road  
Klamath Falls, OR 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:

JAMES H. SMITH, ATTORNEY AT LAW  
1017 N. RIVERSIDE, #116  
MEDFORD, OREGON 97501  
NAME, ADDRESS, ZIP

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

ARTHUR R. MILLARD & VIVA M. MILLARD  
7937 Reeder Road  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

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.

NAME

TITLE

By \_\_\_\_\_ Deputy

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North 57° 40' West, to a point on the Westerly line of Lot 1, vacated; thence North 32° 20' East, a distance of 490 feet, more or less, to a point on the Southerly boundary of the Klamath Falls-Ashland Highway; thence Northeasterly along the Southerly boundary of the Klamath Falls-Ashland Highway to the Northeast corner of Lot 1, vacated; thence South, a distance of 2391.8 feet to the Southeast corner of said Lot 19; thence West; a distance of 958.2 feet, more or less, to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: SS

STATE OF OREGON: COUNTY OF KLAMATH. 33.

Filed for record at request of \_\_\_\_\_ the 2nd day  
of May A.D., 19 90 at 12:20 o'clock P.M., and duly recorded in Vol. M90  
of \_\_\_\_\_ Deeds on Page 8282.  
Evelyn Biehn County Clerk  
By Pauline Mulendore

FEE \$33.00

**FEE \$33.00**

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## RESEARCH DESIGN

NOV 25 1994