

OK

BARGAIN AND SALE DEED

Vol. m90 Page 15430

18392

KNOW ALL MEN BY THESE PRESENTS, That SMITH-BATES PRINTING CO., a partnership consisting of Bernard H. Cavanaugh & Phyllis S. Cavanaugh, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto PHYLLIS S. CAVANAUGH,

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:

South 62 feet of Lot 1, Block 36 Original Town of Linkville now City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of 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 \$ PARTNERSHIP

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the 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 2 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

The foregoing instrument was acknowledged before me this March 2, 1990 by Phyllis S. Cavanaugh

NOTARY PUBLIC
My commission expires: 11-20-91

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)

Smith-Bates Printing Co.
c/o Phyllis S. Cavanaugh
420 Jefferson, Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Phyllis S. Cavanaugh
420 Jefferson
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Blair M. Henderson, Atty. at Law
426 Main Street
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Phyllis S. Cavanaugh
420 Jefferson
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 2nd day of Aug., 1990, at 2:58 o'clock P.M., and recorded in book/reel/volume No. M90 on page 15430 or as fee/file/instrument/microfilm/reception No. 18392, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Debra Muelender Deputy

Fee \$28.00

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