

OK

18396

BARGAIN AND SALE DEED

Vol. m90 Page 15438

KNOW ALL MEN BY THESE PRESENTS, That IRENE BYRNES, aka IRENE M. BYRNES, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BILLEE SCHRIEBER and GENE A. SCHRIEBER, Trustees under that certain trust dated June 25, 1990, 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:

An undivided 40% interest as tenant in common in Lot 1, Block 4, Tract 1080, WASHBURN PARK, excepting the northerly 425 feet thereof.

An undivided 15% interest as tenant in common in the following-described property: Commencing at the one-quarter corner common to Sections 3 and 4, Township 39 S., R. 9 E.W.M.; thence along the West boundary of said Section 3, South to 0°22'50" E. 464.30 feet; thence S. 89°52'40" E. 50.00 feet to the intersection of the East boundary of Washburn Way with the South boundary of Crosby Avenue for the true point of beginning; thence along the South boundary of Crosby Avenue, S. 89°52'40" E. 320.00 feet; thence S. 0°22'50" E. 250.00 feet; thence N. 89°52'40" W. 320.00 feet to the East boundary of Washburn Way; thence along said boundary N. 0°22'50" W. 250.00 feet to the true point of beginning, containing 1.84 acres, more or less.

(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 \$ 0.

~~However, the above consideration consists of or includes other property or value given or promised which is the whole consideration, indicate which of the above items should be deleted. See ORS 93.090.~~

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 25th day of June, 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,

County of KLAMATH } ss.

The foregoing instrument was acknowledged before me this June 25, 1990, by IRENE BYRNES, aka IRENE M. BYRNES

BYRNES

Herman F. Smith
Notary Public for Oregon

(SEAL) My commission expires: 12/13/90

(ORS 194.570)

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)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

H. F. Smith, Attorney at Law
540 Main Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

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

Dorman A. Turner, et al
4804 Cottage Avenue
Klamath Falls, Oregon 97603
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

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 15438 or as fee/file/instrument/microfilm/reception No. 18396, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk.
NAME TITLE

By Louise Mulendole Deputy

Fee \$28.00