

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That HELEN E. HAMILTON and LLOYD E. HAMILTON, herein called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto HELEN E. HAMILTON and LLOYD E. HAMILTON, husband and wife, and BARBARA E. PADGETT, not as tenants in common but right of survivorship, 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:

Beginning at the northwest corner of Lot 9, Block 60, Nichols Addition to Linkville, now Klamath Falls, Oregon; thence E. 76.1 feet, more or less, to a point 100 feet West of the Northeast corner of said Lot 9; thence at right angles South 102 feet, more or less, to the Northeastly line of Lots 1 and 8, Block 60; thence Northwesterly 119 feet, more or less, along said Northeastly line of Lots 1 and 8 to the Easterly line of Franklin Street; thence North along said Easterly line of Franklin Street 33 feet, more or less, to the Northwest corner of said Lot 9, the point of beginning;

Beginning at a point 40 feet South of the Northeast corner of said Lot 9, on the West line of Lincoln Street, formerly Washington Street; thence west at right angles to Lincoln Street 100 feet; thence South at right angles 42 feet; thence Easterly to the West line of Lincoln Street at a point 58 feet South of the point of beginning; thence N. 58 feet along the West line of Lincoln Street to the point of beginning.

The consideration for this deed is love and affection.

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 \$0.00.

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 18th day of July, 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 DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Helen E. Hamilton
HELEN E. HAMILTON

Lloyd E. Hamilton
LLOYD E. HAMILTON

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named HELEN E. HAMILTON and LLOYD E. HAMILTON and acknowledge the foregoing instrument to be their voluntary act and deed.



Barbara Sue Barden
Notary Public for Oregon
My Commission Expires 6-22-91

STATE OF OREGON, County of Klamath)ss.

I certify that the within instrument received for record on the 10th day of Aug., 1990 at 9:38 o'clock A. M., and recorded in book/reel/ volume No. M90 on page 16046 for as fee/file/instrument/microfilm/reception No. 18715 Recorded of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
Name Title

By Pauline M. Henderson Deputy

Fee \$28.00

Helen & Lloyd Hamilton,
Barbara E. Padgett

Grantee

After recording return to:
Helen & Lloyd Hamilton
1135 Lincoln Street
Klamath Falls, OR 97601

Until a change is
requested, all tax statements
shall be sent to the following address: SAME

90 AUG 10 AM 9 38