

MTc 23538 K

OK

BARGAIN AND SALE DEED

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18985

KNOW ALL MEN BY THESE PRESENTS, That

M. L. STEWART, INC., an Oregon corporation

, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto MELVIN L. STEWART and KENNETH L. TUTTLE, M.D., P.C. EMPLOYEES PROFIT SHARING AND PENSION FUND FOR KENNETH L. TUTTLE

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:

A tract of land situated in the NE1/4 of Section 15, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Parcel 1 of Minor Land Partition 9-90.

EXCEPTING THE FOLLOWING DESCRIBED TRACT: Beginning at the most Westerly corner of Lot 3, Block 1, TANGLEWOOD-TRACT 1225; thence along the boundary of said Tract 1225, on a curve to the right (radius point bears South 15 degrees 54' 46" West 175.00 feet and central angle equals 38 degrees 51' 36") 118.69 feet, on a curve to the left (radius point bears North 54 degrees 46' 22" East 20.00 feet, central angle equals 76 degrees 49' 54") 26.82 feet, on a curve to the left (radius point bears South 22 degrees 03' 32" East 225.00 feet and central angle equals 14 degrees 47' 21") 58.08 feet, South 53 degrees 09' 07" West 27.41 feet, on a curve to the left (radius point bears North 36 degrees 50' 53" West 20.00 feet and central angle equals 91 degrees 25' 19") 31.91 feet, on a curve to the left (radius point bears South 51 degrees 43' 48" West 125.00 feet and central angle equals 49 degrees 19' 25") 107.61 feet; thence North 44 degrees 33' 10" East 60.91 feet to the point of beginning with bearings based on said Tract 1225.

Tax Account No: 3809 015AO 00300
(covers other property)

(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 \$ none

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 @, 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 8th day of August, 1990; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

M. L. STEWART, INC., an Oregon corporation

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.

by: X *Melvin L. Stewart*
Melvin L. Stewart, President

(If executed by a corporation, affix corporate seal and use the form of acknowledgment opposite.)

STATE OF OREGON,

County of Klamath

This instrument was acknowledged before me on August 19, 1990, by

STATE OF OREGON,

County of Klamath

This instrument was acknowledged before me on August 19, 1990, by MELVIN L. STEWART

as PRESIDENT of M. L. STEWART, INC., an Oregon corporation

Kristi L. Redd
Notary Public for Oregon

My commission expires: 11/16/91

(SEAL)

My commission expires:

M. L. STEWART, INC., an Oregon corporation

1763 Washburn Way
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

MELVIN L. STEWART/TUTTLE PENSION & PROFIT SHARING

1763 Washburn Way
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

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

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 16th day of Aug., 1990, at 12:43 o'clock P.M., and recorded in book/reel/volume No. M90 on page 16484 or as fee/file/instrument/microfilm/reception No. 18985, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By *Pauline Mullins* Deputy

Fee \$28.00

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