19168 WHEN RECORDED MAIL TO:	1	Vol. <u>m90</u> Page 1679 STATE OF OREGON
GIACOMINI & KNIEPS Attorneys at Law 706 Main Street Klamath Falls, OR 97601	(Don't use this space; reserved for recording label in coun- tics where	County of <u>Klamath</u> I certify that the within instrument was received for record on the <u>21st</u> day of <u>Aug.</u> , 19 <u>90</u> , at <u>3:38</u> o'clock <u>PM.and recorded</u> in book <u>M90</u> on page <u>16799</u> or as
MAIL TAX STATEMENTS TO:	used.)	filing fee number <u>19168</u> , Rec- ord of Deeds of said County.
Edna Ricards, Trustee of the Edna Ricards 1990 Trust 4152 Adelaide		Witness my hand and seal of County affixed. <u>Evelyn Biehn</u> ,
Klamath Falls, OR 97601		County Clerk Title
	Fee \$28.00	By Queline Mullendore Deputy

BARGAIN AND SALE DEED

## EDNA RICARDS, also known as EDNA K. RICARDS

GRANTOR, conveys to EDNA RICARDS, CRAIG E. RICARDS, and JANICE E. WACHTER, not as tenants in common but with right of survivorship, Trustee, or Successor Trustee, of the RICARDS 1990 TRUST

GRANTEE, the following described real property situate in \_\_\_\_Klamath\_\_\_\_ County, Oregon: A tract of land situated in the NW1 of Section 6, Township 39 South, Range 11, E.W.M., Klamath County, Oregon, more particularly described as follows: Beginning at a point on the Southwesterly right of way line of the Bonanza-Dairy Highway, from which the section corner common to Sections 5, 6, 7 and 8, of said township and range, bears South 35°07'15" East 5695.43 feet; thence South 41°39'13" West 255.74 feet; thence South 35°16'04" East 188.46 feet; thence ~South 26°46'50" East 586.15 feet; thence Southerly 235 feet, more or less, to an iron pin being the Northeast corner =of that tract of land described as the exception from Parcel 3 in Deed Volume M78-13640 of the Klamath County deed records; thence along the Northerly line of said exception North 89°38' West 2218.77 feet to the West line of said NW1; thence Northerly to the Northwest corner of said Section 6; thence Easterly along the North line of said NW1 to the Southwesterly right of way line of said Bonanza-Dairy Highway; thence Southeasterly along said right of way to the point of beginning, containing 74 acres, more or less, subject to any easements or rights of way of record or apparent. SUBJECT TO: Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder; Lines and assessments of Klamath Project and Horsefly Irrigation District, and regulations, contracts, Preasements, water and irrigation rights in connection therewith; Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

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 DEPARIMENT TO VERIFY APPROVED USES.

## (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ \_ The vacual accountion accounties and an includes other or appendix or value advant any particle has board a futbely ithe variable x -0xommideration x This conveyance is to a revocable trust and not pursuant to a sale. In construing this deed and where the context so requires, the singular includes

Dated this day of	<u>luy</u> , 19 <u>_90</u>
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	(dua Ficarla
	Edna Ricards, also known as
	Edna K. Ricards
STATE OF ODECOM A	amath
STATE OF OREGON, County of	Edna Diss. Current 17 10 90
Personally appeared the above name	amath Jed Edna Ricards, also known as Edna K. Ricards
and acknowledged the foregoing in	
	strument to be voluntary act and deed
	Before me: Dirstene & Track
-(Official Seal)	
KIRSTINE L PROCK	Notary Public for Oregon My commission expires2/16/92
NOTARY PUBLIC - OREGON	
My Lommission Expires	L TAX STATEMENTS AS DIRECTED ABOVE
	Giacomini, Jener & Alisociator Giacomini & Knieps
	Giacomini & Knieps
그 중 같은 도니 같은 것 않는 것	Attorneys at Law
	706 Main Street
	Klamath Falls, Oregon 97601
	사이가 전 <u>수요로 수요 수요로 하는 사람은 가지 가지 않는 것은 것은 것을 했다. 것은 이 방법을 하는 것은 것이 있다. 이 가</u> 지 않는 것이 있다. 이 가지 않는 것이 있는 것이 있다. 이 가지 않는 것이 있는 것이 있다. 이 가지 않는 것이 있다. 이 가 있다. 이 가지 않는 것이 있다. 이 가지 이 가 있다. 이 것이 있다. 이 있 않는 것이 있다. 이 하지 않는 것이 있다. 이 있다 이 있다. 이 있 이 있다. 이 있 않이 있다. 이