

19566

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That H. J. BROMLEY AND PEARL L. BROMLEY, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Dale Edward Bromley

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:

PARCEL ONE

A portion of Tract 9 and 10 of Altamont Ranch Tracts, more particularly described as follows: Commencing at the Southwest corner of that certian parcel of land conveyed to H. J. Bromley in Deed recorded in Volume 324 at page 63; thence East parallel with LaVerne Avenue a distance of 435 feet more or less to the Southeasterly corner of that certain parcel of land conveyed to C. C. Edwards and Edith Edwards, husband and wife, in Deed recorded in Volume 216 at page 267; thence South parallel to the Great Northern Railroad a distance of 165 feet; thence West parallel to LaVerne Avenue a distance of 510 feet, more or less, to a point due South of the Southwest corner of that certain parcel of land conveyed to Earl J. Stancoff in deed recorded in Volume 216 at page 189; thence North 215 feet to said Southwest corner; thence East 75 feet; thence South 50 feet to the point of beginning. (Account #3909-10CB-800)

PARCEL TWO

A portion of Tract 9 of Altamont Ranch Tracts, according to the official plat thereof, and more particularly described as follows: Beginning at a point on the South line of LaVerne Avenue which point is West a distance of 300.0 feet from its intersection with the West right-of-way line of the Great Northern Railway spur; thence continuing West along said South line a distance of 165.0 feet to a point; thence South, at right angles to LaVerne Avenue, a distance of 200.0 feet to a point; thence East, parallel with LaVerne Avenue, a distance of 165.0 feet to a point; thence North a distance of 200.0 feet, more or less, to the point of beginning. (Account #3909-10CB-600)

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 \$ gift. 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 August day of 19 90; 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.

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

STATE OF OREGON, } ss.
County of Klamath

This instrument was acknowledged before me on Aug. 30, 1990, by

H. J. Bromley and Pearl L. Bromley

Trudie Durant
Notary Public for Oregon

(SEAL) My commission expires: 9/30/93

STATE OF OREGON, } ss.

County of _____
This instrument was acknowledged before me on _____, 19____, by _____

as _____ of _____

TRUDIE DURANT
NOTARY PUBLIC - OREGON

My commission expires _____ (SEAL)

H. J. Bromley et ux
2842 LaVerne Ave.
Klamath Falls, Oregon 97603
GRANTOR'S NAME AND ADDRESS

Dale Edward Bromley
Box 11821 Highway 66
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
Grantee above

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 31st day of Aug., 1990 at 10:00 o'clock A.M., and recorded in book/reel/volume No. M90 on page 17477 or as fee/file/instrument/microfilm/reception No. 19566, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By Pauline Muhlender Deputy

SPACE RESERVED FOR RECORDER'S USE

Fee \$28.00

190 AUG 31 AM 10 00