

21081

BARGAIN AND SALE DEED

WALTER CONNER and LETA J.

KNOW ALL MEN BY THESE PRESENTS, That WALTER CONNER, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto SHARON GHISLETTA and TONYA PINCKNEY, as tenants in common, hereinafter called grantees, 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 parcel of land situated in the NW 1/4 NE 1/4 of Section 30, T39S, R12 E2W1, in the County of Klamath, State of Oregon, said parcel being the N 1005 feet of Deed Volume M77 at page 9354, as recorded in the Klamath County Deed Records, being more particularly described as follows:

Beginning at the N 1/4 corner of said Section 30; thence East 682 feet; thence South 20°15' East 1071.2 feet; thence West 1052.8 feet to the West line of said NW 1/4 NE 1/4; thence North 1005 feet to the point of beginning, including the area within the rights of way of Teare Road and Jones Road. The above described parcel being subject to all easements and rights of way of record.

LESS AND EXCEPT from the above-described property any portion of which lies Westerly of Teare Road.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantees and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is LOVE & AFFECTION.
~~However, the actual consideration consists of (in includes other property or value given or promised which is)~~
~~consideration (includes which) (This 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 4 day of October, 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 OF 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 this form of acknowledgment (must appendix)

STATE OF OREGON,

County of Klamath

The foregoing instrument was acknowledged before me this October 4, 1990 by

LETA J. CONNER

Marianne J. Conner
 Notary Public for Oregon

(SEAL) My commission expires: 11-20-91

STATE OF OREGON, County of Klamath) ss.

The foregoing instrument was acknowledged before me this October 4, 1990, by LETA J. CONNER, who, being duly sworn (or affirmed), did say, that she is the attorney-in-fact for WALTER CONNER and that she executed the foregoing instrument by authority of and on behalf of said principal; and she acknowledged said instrument to be the act and deed of said principal. (SEAL)

Marianne J. Conner
 NOTARY PUBLIC FOR OREGON
 My Commission Expires: 11-20-91

WALTER AND LETA J. CONNER

GRANTOR'S NAME AND ADDRESS

SHARON GHISLETTA & TONYA PINCKNEY

GRANTEE'S NAME AND ADDRESS

As to recording return for:

Blair M. Henderson, Attorney
426 Main Street
Klamath Falls, OR 97601
 NAME, ADDRESS, ZIP

Used if a stamp is required; a full statement shall be sent to the following address:

SHARON GHISLETTA & TONYA PINCKNEY
Rt. 1, Box 19 Teare Road
Bonanza, OR 97623
 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 4th day of Oct., 1990, at 4:36 o'clock P.M., and recorded in book/reel/volume No. M90 on page 20139 or as fee/tile/instrument/microfilm/reception No. 21081, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk.
 NAME TITLE

By Pauline M. Neel Deputy

Fee \$28.00