

OK

22036

BARGAIN AND SALE DEED

Vol. mgd Page 21913

KNOW ALL MEN BY THESE PRESENTS, That GEORGE E. MC MAHAN AND MARGARET M. WOODY, *hereinafter called grantor*, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto GEORGE E. MC MAHAN AND HELEN M. MC MAHAN, husband and wife as to an undivided 1/2 interest and ALFRED**, *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:

**2. WOODY AND MARGARET M. WOODY, husband and wife as to an undivided 1/2 interest.

SEE ATTACHED EXHIBIT "A"

(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 \$.

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ② (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.) part of the consideration (indicate which). ③ (The sentence between the symbols ②, 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 29th day of October, 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.

Mr. Mc Mahan

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 FREE 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, }
County of Klamath, } ss.
This instrument was acknowledged before me on
October 29, 1990, by
George E. B. Mc Mahan
George E. B. Mc Mahan
Notary Public for Oregon

(SEAL)

My commission expires: 12-19-92

STATE OF OREGON, }
County of } ss.
This instrument was acknowledged before me on
19....., by
as
of

Notary Public for Oregon
My commission expires:

(SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Margaret Woody
744 N 10th St. #1
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

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

Same As Above

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

ss.

County of
I certify that the within instrument was received for record on the day of 19....., at o'clock M., and recorded in book/reel/volume No. on page or as fee/file/instrument/microfilm/recaption No., Record of Deeds of said county.

Witness my hand and seal of
County affixed.

NAME

TITLE

By Deputy

EXHIBIT

DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon:

The following described real property, A portion of the Westerly end of Lot "A" of the resubdivision plat of Lots 1, 2, 7 and 8 Block 45, Nichols Addition to the City of Klamath Falls, Oregon, in the County of Klamath, State of Oregon, described as follows:

Beginning on the Southerly line of Washington Street (formerly Canal Street) at the most Westerly corner of said Lot "A"; thence Southeasterly along the Westerly line of said Lot "A" forty-five feet, more or less, to the most Southerly corner of said Lot "A"; thence Northeasterly along the line between Lots "A" and "B" of said Block, 38 feet; thence Northwesterly to a point on the South line of Washington Street, 40 feet Northeasterly from the point of beginning; thence Southwesterly along said Southerly line of Washington Street, 40 feet to the place of beginning.

And a strip of land off the Northeast corner of Lot 6, Block 45 in Nichols Addition to the City of Klamath Falls, Oregon, in the County of Klamath, State of Oregon, described as follows: Beginning on the Southerly line of Washington Street (formerly Canal Street) at the intersection with the Southerly line of said street and the Easterly line of said Lot 6; thence Southerly along the said Easterly line of Lot 6, 90 feet; thence Westerly at right angles 11 feet; thence Northerly and parallel with the Easterly line of said Lot 6 to Washington Street; thence Easterly along Washington Street to the point of beginning.

STATE OF OREGON,

55

County of Klamath

FORM NO. 23 — ACKNOWLEDGMENT
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

County of Franklin, State of Ohio, on the 31st day of October, 1909,
BE IT REMEMBERED, That on this 31st day of October, 1909,
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
named Margaret M. Woody.

known to me to be the identical individual... described in and who executed the within instrument and acknowledged to me that... she... executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my seal this 1st day and year last above written.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.

My Commission expires 12-19-92

Page 3 Policy No. K-38890

3380

STATE OF OREGON: COUNTY OF KLAMATH: ss.

STATE OF OREGON: COUNTY OF KLAMATH. . . .
Filed for record at request of Klamath County Title Co. the 31st day
of Oct. A.D. 19 90 at 4:02 o'clock P.M., and duly recorded in Vol. M90,
Deeds on Page 21913.

EEC \$33.00