

OK

22426

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That Earla M. Patton

hereinafter called grantor,
 for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Henry J. Caldwell,
 Jr. and Deborah L. Caldwell, husband and wife
 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 SW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 7, Township 38
 South, Range 9 East of the Willamette Meridian, in the County of
 Klamath, State of Oregon, more particularly described as follows:

Beginning at the South quarter corner of said Section 7; thence
 North 212.84 feet and South 89° 05' East 270.04 feet as described in
 Book 83 at page 401, Deed Records of Klamath County, Oregon; thence
 North 00° 55' 00" East 411.10 feet to a $\frac{1}{4}$ inch iron pin marking the
 true point of beginning of this description; thence continuing North
 00° 55' 00" East 137.08 feet to the Southeasterly right of way line
 of Longacre Lane; thence along said right of way line North 59° 55'
 52" East 251.70 feet; thence South 00° 55' 00" West 266.60 feet; thence
 North 89° 05' 00" West 215.82 feet to the true point of beginning, with
 bearings based on Survey No. 627, as recorded in the office of the
 Klamath County Surveyor.

(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 \$ 7,200.00.

⓪ However, the actual consideration consists of or includes other property or value given or promised which is
 the whole part of the consideration (indicate which). ⓪ (The sentence between the symbols ⓪, 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 8 day of November, 1990;
 if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly author-
 ized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
 SCRIBED 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.

Earla M. Patton
 Earla M. Patton

(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
 November 8, 1990, by

Earla M. Patton

Notary Public for Oregon
 My commission expires: 6-8-92

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:

MTC #5701

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instru-
 ment was received for record on the
 8th day of November, 1990,
 at 3:31 o'clock P.M., and recorded
 in book/reel/volume No. M90 on
 page 22453 or as fee/file/instru-
 ment/microfilm/reception No. 22426,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

Evelyn Biehn, County Clerk
 NAME TITLE

By Pauline M. Mader Deputy

Fee \$28.00