

BARGAIN AND SALE DEED

GEORGE E. McMAHAN, and HELEN M. McMAHAN, husband and wife, (Grantors) do grant, sell, release and transfer to GEORGE E. McMAHAN and HELEN M. McMAHAN, Trustees of the McMAHAN FAMILY TRUST u.a.d. March 29, 1991, all right, title and interest in and to the real property located in Klamath County, Oregon described as follows:


SEE ATTACHED LEGAL DESCRIPTIONS


The true consideration for this conveyance is valuable, but not expressed in dollars; the conveyance is made to organize the estates of GEORGE E. McMAHAN and HELEN M. McMAHAN for improved administration of assets while alive and competent, and ease of transition thereafter.

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 PERSONS ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USE.

Until change is requested, all tax statements shall be sent to the following address: Mr. and Mrs. George E. McMahan, 2535 Orhard Way, Klamath Falls, Oregon 97601.

DATED this 29 day of 3, 1991.
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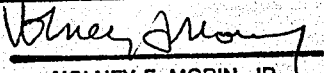


GEORGE E. McMAHAN


HELEN M. McMAHAN

STATE OF OREGON)
)ss.
County of Klamath)

On March 29, 1991 personally appeared GEORGE E. McMAHAN and HELEN M. McMAHAN, who, being duly sworn, acknowledged the foregoing instrument to be their voluntary act and deed. Before me signed:



VOLNEY F. MORIN, JR.
NOTARY PUBLIC - OREGON
My Commission Expires 6-17-94

Notary Public for Oregon
My Commission Expires: _____

PARCEL ONE

Beginning at the most Easterly corner of Lot 1, in Block 38 of ORIGINAL TOWN OF LINKVILLE, now CITY OF KLAMATH FALLS, Oregon, and Southwesterly along the Northwesterly line of Klamath Avenue 71.24 feet to the Easterly corner of Deed Volume 71, page 564, recorded May 24, 1926, in Records of Klamath County, Oregon; thence Northwesterly along the North-east line of said deed and at right angles to Klamath Avenue 50 feet; thence Northeasterly parallel with Klamath Avenue 71.24 feet; thence Southeasterly along the Southwesterly line of Seventh Street 50 feet to the place of beginning, being a part of Lots 1 and 2 of said Block and Addition.

Subject to: Party Wall Agreement, including the terms and provisions thereof, recorded November 18, 1947, in Deed Volume 214 at page 52, Records of Klamath County, Oregon, affecting property lying North of property in question.

PARCEL TWO

The W $\frac{1}{2}$ of LOT 17 in Block 35 of HOT SPRINGS ADDITION to the City of Klamath Falls, Klamath County, Oregon.

PARCEL THREE

LOT 28 in Block 125 of MILLS ADDITION to the City of Klamath Falls, Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Volney F. Morin, Jr. the 2nd day
of April A.D., 1991 at 12:22 o'clock P.M., and duly recorded in Vol. M91,
of Deeds on Page 5883.

Evelyn Biehn County Clerk

By Pauline Mullendare

FEE \$33.00

Return: George E. McMahan
2535 Orchard Way
Klamath Falls, Or. 97601