

OK

29271

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That EILEEN HYDE

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto CHARLES PANKEY and EILEEN HYDE, each a undivided one-half interest as tenants in common, 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 parcel of land situate in the Northwest Quarter of the Southwest Quarter (NW $\frac{1}{4}$ SW $\frac{1}{4}$) of Section Twenty (20), Township Twenty-eight (28) South, Range Eight (8) East of the Willamette Meridian, more particularly described as follows: Beginning at the quarter section corner common to Sections 19 and 20, Township 28 South, Range 8 E.W.M., thence North 89°46' East, along the north line of the Northwest Quarter of the Southwest Quarter of said Section 20, a distance of 316 feet to the True Point of Beginning of this description, said point being located on the southeasterly line of the right of way of U.S. Highway 97; thence, from said True Point of Beginning North 89°46' East, continuing along the north line of the Northwest Quarter of the Southwest Quarter of said Section 20, a distance of 223 feet; thence South 16°53' West 300 feet; thence South 89°46' West 223 feet to a point on the Southeasterly line of said Highway 97; thence North 16°53' East, along said southeasterly right of way line, a distance of 300 feet to the True Point of Beginning, and containing 1.48 acres, more or less.

(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 \$ 1.00.

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 day of April, 1991, 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 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 the signer of the above is a corporation, use the form of acknowledgment opposite.)

(ORS 194.570)

STATE OF OREGON,

County of Klamath

The foregoing instrument was acknowledged before me this day of April, 1991, by Eileen Hyde

Notary Public for Oregon

(SEAL)

My commission expires:

STATE OF OREGON, County of ss.

The foregoing instrument was acknowledged before me this

, 19, by

president, and by

secretary of

a corporation, on behalf of the corporation.

Notary Public for Oregon

(SEAL)

My commission expires:

(If executed by a corporation, affix corporate seal)

EILEEN HYDE

HC 30, Box 124

Chemult, OR 97731

GRANTOR'S NAME AND ADDRESS

EILEEN HYDE and CHARLES PANKEY

HC 30, Box 124

Chemult, OR 97731

GRANTEE'S NAME AND ADDRESS

After recording return to:

EILEEN HYDE

HC 30, Box 124

Chemult, Or 97731

NAME, ADDRESS, ZIP

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

EILEEN HYDE

HC 30, Box 124

Chemult, OR 97731

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 10th day of May, 1991, at 2:06 o'clock P.M., and recorded in book/reel/volume No. M91 on page 8888 or as fee/file/instrument/microfilm/reception No. 29271, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By [Signature] Deputy

Fee \$28.00