

NE

32974

BARGAIN AND SALE DEED

Vol 91 / Page 15542

KNOW ALL MEN BY THESE PRESENTS, That.....GERALD R. CANNON and GLORIA A. CANNON, Husband and Wife,.....hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto *****

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:

**** GERALD R. CANNON and GLORIA A. CANNON, TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE CANNON LOVING TRUST DATED MAY 30, 1991, AND ANY AMENDMENTS THERETO

#1: The Westerly 33-1/3 feet of Lot 11 in Block 28 of HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof, on file in the office of the County Clerk of Klamath County, Oregon.

#2: The South 220 feet of Lot 1, Block 1, PINE GROVE PONDEROSA SUBDIVISION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

#3: Beginning at a point in the West line of Rogers Street (formerly Paul Street) 120 feet Southerly from the Southeast corner of Lot 4 in Block 8, Lakeside Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and running thence Southerly along the Westerly line of said Rogers Street, 60 feet; thence Westerly at right angles to first course 100 feet; thence Northerly parallel with first course 60 feet; thence Easterly 100 feet to the point of beginning, situate in Lot 2 of Section 32, Township 38 South, Range 9 East of the Willamette

(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 \$ -0-

①However, 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 and ②, if not applicable, should be deleted. See ORS 23.030.)

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 30 day of May, 1991; 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.

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.

GERALD R. CANNON

GLORIA A. CANNON

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on May 30, 1991

by GERALD R. CANNON & GLORIA A. CANNON

This instrument was acknowledged before me on , 19 ,

by

as

of

Notary Public for Oregon

My commission expires 10/31/91

GERALD R. & GLORIA A. CANNON
611 PINE GROVE ROAD
KLAMATH FALLS, OR 97603
GRANTOR'S NAME AND ADDRESS

GERALD R. & GLORIA A. CANNON
611 PINE GROVE ROAD
KLAMATH FALLS, OR 97603
GRANTEE'S NAME AND ADDRESS

After recording return to:

JAMES H. SMITH, ATTY AT LAW
1017 N. RIVERSIDE, #116
MEDFORD, OREGON 97501
NAME, ADDRESS, ZIP

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

GERALD R. & GLORIA A. CANNON
611 PINE GROVE ROAD
KLAMATH FALLS, OR 97603
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/reception No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

Meridian, Klamath County, Oregon, and being the parcel of land formerly designated as Lot 7 of Block 8, Lakeside Addition to the City of Klamath Falls, Oregon.

#4: Lot 5 in Block 13 of FIRST ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

#5: Lot 381, block 113, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

#6: Property located in Section 2, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

PARCEL 1: Beginning at a point on the Northerly right of way line of the Dalles-California Highway, which lies North 0 degrees 55' West a distance of 30 feet and North 89 degrees 21' East 329.7 feet from an iron pin in the pavement marking the center of Section 2, Township 39 South, Range 9 East of the Willamette Meridian; thence North 89 degrees 21' East along the Northerly line of the highway 72.9 feet; thence North 0 degrees 59' West 189.4 feet; thence South 89 degrees 21' West 72.9 feet; thence South 0 degrees 59' East 189.4 feet to the point of beginning and situate in the SW 1/4 of the NE 1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, SAVING AND EXCEPTING THEREFROM that portion in deed from Charles H. DuFour and Thora DuFour, husband and wife, to the State Highway Commission, dated June 16, 1964, recorded June 23, 1964 in Book 354 at Page 66, Deed Records of Klamath County, Oregon.

PARCEL 2: Beginning at a point on the Northerly right of way line of the Dalles-California Highway which lies North 0 degrees 55' West a distance of 30 feet and North 89 degrees 31' East 256.6 feet from an iron pin in the pavement marking the center of Section 2, township 39 South, Range 9 East of the Willamette Meridian which said point is the Southeast corner of a tract of land hereto conveyed to Wade E. Pitcher and wife, by deed recorded in Book 117 at Page 440, Deed Records of Klamath County, Oregon; thence North 2 degrees 53' West along the Easterly line of the Pitcher Tract 190 feet, more or less, to the Northeast corner of said Pitcher Tract; thence North 89 degrees 21' East 82.9 feet; thence South 0 degrees 59' East a distance of 189.4 feet, more or less, to the Northerly right of way line of the Dalles-California Highway; thence South 89 degrees 21' West along the Northerly right of way line of the highway 73.1 feet to the point of beginning, and situate in the SW 1/4 of NE 1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon. SAVING AND EXCEPTING THEREFROM that portion in Deed from Charles H. DuFour and Thora DuFour, husband and wife, to the State Highway Commission, dated June 16, 1964, recorded June 23, 1964 in Book 354 at Page 66, Deed Records of Klamath County, Oregon. (CODE 41, MAP 3909-2AC, TL 7300)

#7: Lot 7, Block 217, Mills Second Addition to the City of Klamath Falls, Oregon according to the official plat thereof on file in Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of James H. Smith the 8th day
of Aug. A.D., 19 91 at 10:46 o'clock A.M., and duly recorded in Vol. M91
of Deeds on Page 15542
By Evelyn Biehn County Clerk
Quinn Mulendore

FEE \$33.00

OREGON DEPARTMENT OF HUMAN RESOURCES
HEALTH DIVISION
Vital Records Unit
CERTIFICATE OF DEATH

087892
I.D. TAG NO.

281

Local File Number

136-

State File Number

DECEDENT

1

2

3

4

5

6

PARENTS

DISPOSITION

7

8

9

REGISTRAR

10

11

CERTIFIER

12

13

14

CONDITIONS IF ANY WHICH GIVE RISE TO IMMEDIATE CAUSE STATING THE UNDERLYING CAUSE LAST

CAUSE OF DEATH

15

16

17

1. DECEDENT'S NAME First: <u>Dennis</u> Middle: <u>Franklin</u> Last: <u>WARNER</u>		2. SEX <u>Male</u>	3. DATE OF DEATH (Month, Day, Year) <u>August 1, 1991</u>
4. SOCIAL SECURITY NUMBER <u>540-76-2772</u>		5a. AGE - Last Birthday (Years) <u>31</u>	5b. Under 1 Year Mos. Days Hours Mins
6. BIRTHPLACE (City and State or Foreign Country) <u>Long Beach, CA.</u>		7. DATE OF BIRTH (Month, Day, Year) <u>September 26, 1959</u>	
8. WAS DECEDENT EVER IN U.S. ARMED FORCES? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			
9a. PLACE OF DEATH (Check only one) <input type="checkbox"/> Hospital <input checked="" type="checkbox"/> Outpatient <input type="checkbox"/> DDA <input type="checkbox"/> Other <input type="checkbox"/> Nursing Home <input type="checkbox"/> Decedent's Home <input type="checkbox"/> Other (Specify) _____			
10a. DECEDENT'S USUAL OCCUPATION (Give kind of work done during most of working life. Do not use retired) <u>Disabled</u>		10b. KIND OF BUSINESS/INDUSTRY <u>Disability</u>	
11. MARITAL STATUS - Married, Never Married, Widowed, Divorced (Specify) <u>Never Married</u>		12. SPOUSE (If Married, Widowed) <u>-</u>	
13a. RESIDENCE - STATE <u>Oregon</u>		13b. CITY, TOWN, OR LOCATION OF DEATH <u>Klamath Falls</u>	
13c. CITY, TOWN, OR LOCATION <u>Klamath Falls</u>		13d. STREET AND NUMBER <u>210 McKinley</u>	
14. WAS DECEDENT OF HISPANIC ORIGIN? (Specify No or Yes - If yes, specify Cuban, Mexican, Puerto Rican, etc.) <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes		15. RACE American Indian, Black, White, etc. (Specify) <u>White</u>	
16. DECEDENT'S EDUCATION (Specify only highest grade completed) Elementary/Secondary (0-12) College (14 or 5+) <u>12</u>		17. INFORMANT - NAME and relationship to deceased <u>Clara McCarty - Mother</u>	
18. FATHER - NAME first middle last <u>Frank Gilbert Warner</u>		19. MOTHER - NAME first middle maiden <u>Clara Fountain</u>	
20a. METHOD OF DISPOSITION <input type="checkbox"/> Mausoleum <input checked="" type="checkbox"/> Burial <input checked="" type="checkbox"/> Cremation <input type="checkbox"/> Removal from State <input type="checkbox"/> Donation <input type="checkbox"/> Other (Specify) _____		20b. PLACE OF DISPOSITION (Name of cemetery, crematory, or other place) <u>Eternal Hills Crematory</u>	
21a. SIGNATURE OF FUNERAL SERVICE LICENSEE OR PERSON ACTING AS SUCH <u>Jim Lancaster</u>		21b. LICENSE NUMBER (Of Licensee) <u>3224</u>	
22. NAME, ADDRESS AND ZIP OF FACILITY <u>Eternal Hills Funeral Home</u> <u>4711 Hwy 39/ Klamath Falls, Ore. 97603</u>		23. REGISTRAR'S SIGNATURE <u>Nancy Kennedy</u>	
24. DATE FILED (Month, Day, Year) <u>AUG 6 1991</u>		25. DID HOSPITAL REPRESENTATIVE MAKE REQUEST FOR ANATOMICAL GIFT CONSENT? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> N/A	
26. TO BE COMPLETED BY CERTIFYING PHYSICIAN			
27. TIME OF DEATH <u>15:25</u> M <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		28. WAS MEDICAL EXAMINER NOTIFIED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
29. To the best of my knowledge, death occurred at the time, date, place and due to the cause(s) and manner stated. (Signature) <u>Byron T. Sagunsky</u>			
30. DATE SIGNED (Month, Day, Year) <u>8/2/91</u>			
31. NAME, TITLE, ADDRESS AND ZIP OF CERTIFIER/MEDICAL EXAMINER (Type or Print) <u>Byron Sagunsky, MD - 2300 Clairmont - Klamath Falls, Ore. 97601</u>			
32. NAME OF ATTENDING PHYSICIAN IF OTHER THAN CERTIFIER (Type or Print)			
33. IMMEDIATE CAUSE (ENTER ONLY ONE CAUSE PER LINE FOR (a), (b), AND (c). Do not enter mode of dying, e.g. Cardiac or Respiratory Arrest)			
(a) <u>Probable Pulmonary Embolus</u>		Interval between onset and death <u>Minutes</u>	
(b) <u>Carcinoma lung surgery</u>		Interval between onset and death <u>13 d</u>	
(c) <u>Carcinoma lung</u>		Interval between onset and death <u>1-2 yrs</u>	
34. OTHER SIGNIFICANT CONDITIONS - Conditions contributing to death but not related to cause given in PART I.			
35. MANNER OF DEATH <input checked="" type="checkbox"/> Natural <input type="checkbox"/> Pending investigation <input type="checkbox"/> Accident <input type="checkbox"/> Undetermined <input type="checkbox"/> Suicide <input type="checkbox"/> Homicide <input type="checkbox"/> Legal Intervention		36. DATE OF INJURY (Month, Day, Year)	
37. TIME OF INJURY <u>M</u>		38. INJURY AT WORK? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
39. PLACE OF INJURY - At home, farm, street, factory, office building, etc. (Specify)		40. DESCRIBE HOW INJURY OCCURRED	
41. LOCATION (Street and Number or Rural Route Number, City or Town, State)			

452 REV. 1-89

ORIGINAL - VITAL STATISTICS COPY

THIS IS A TRUE AND EXACT REPRODUCTION OF THE DOCUMENT OFFICIALLY REGISTERED AT THE OFFICE OF THE KLAMATH COUNTY REGISTRAR.

DATE ISSUED AUG 6 1991

Donna A. Verling
DONNA A. VERLING
COUNTY REGISTRAR
KLAMATH COUNTY, OREGON



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Clara B. McCarty the 8th day of Aug. A.D., 19 91 at 11:32 o'clock A.M., and duly recorded in Vol. M91 of Deeds on Page 15544.

Evelyn Biehn
By Donna A. Verling County Clerk

FEE \$8.00

Return: Clara B. McCarty
1143 Patterson, Klamath Falls, Or. 97603