

NE **37020** **37582** BARGAIN AND SALE DEED Vol. **m91** Page **23275**

KNOW ALL MEN BY THESE PRESENTS, That
ROBERT V. WETHERN, SR., hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
CHARLES C. LEWIS & MARY LEWIS, 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:

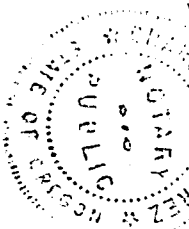
LOT 1, BLOCK 110, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT 4

(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 \$6,900.00
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 _____, 19____;
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.

Robert V. Wethern, Sr.
ROBERT V. WETHERN, SR.

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.

STATE OF OREGON, County of Klamath ss.
This instrument was acknowledged before me on November 5, 1991
by Robert V. Wethern, Sr.
This instrument was acknowledged before me on _____, 19____,



Charlotte Florez
Notary Public for Oregon
My commission expires 9-20-93

ROBERT WETHERN Rural Rt. 2, Box 323R Bonanza, Oregon 97623 GRANTOR'S NAME AND ADDRESS
SEE BELOW
GRANTEE'S NAME AND ADDRESS
After recording return to: CHARLES & MARY LEWIS 10484 VALLEY BLVD #80 ELMONTE, CA. 91731 NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address. CHARLES & MARY LEWIS 10484 E. VALLEY BLVD ELMONTE, CA. 91731 NAME, ADDRESS, ZIP

STATE OF OREGON, County of <u>Klamath</u> ss. I certify that the within instru- ment was received for record on the 6th day of <u>Nov.</u> , 19 <u>91</u> , at <u>10:59</u> o'clock <u>A.</u> M., and recorded in book/reel/volume No. <u>M91</u> on page <u>23275</u> or as fee/file/instru- ment/microfilm/reception No. <u>37020</u> , Record of Deeds of said county. Witness my hand and seal of County affixed. <u>Evelyn Biehn</u> , County Clerk NAME TITLE By <u>Pauline M. Muelken</u> Deputy
SPACE RESERVED FOR RECORDER'S USE
Fee \$28.00

EXHIBIT "A"- Ground Lease
Legal Description

The real property in Klamath County, Oregon, described as follows:

Parcel 1:

Beginning at an iron axle on the Northerly right of way line of Shasta Way, which marks the Southeast corner of "Elm Park" Subdivision, and which iron axle also lies North 89°08' East along the section line a distance of 2370.3 feet and North 0°49' West a distance of 15.0 feet from the iron pin which marks the Southwest corner of Section 34, Township 38 South, Range 9 East of the Willamette Meridian, in Klamath County, Oregon, and running thence: Continuing North 89°08' East along the Northerly right of way of Shasta Way a distance of 232.0 feet to an iron pipe; thence North 0°49' West parallel to the East line of "Elm Park" a distance of 116.0 feet to an iron pipe; thence North 89°08' East 60.0 feet to an iron pipe; thence North 0°49' West 184.0 feet to an iron pipe; thence North 89°08' East 5.0 feet to an iron pin; thence North 1°17' East a distance of 372.0 feet to an iron pin which lies on the Southerly right of way line of the U.S.R.S. "A" Canal; thence North 50°26' West along course "E" following the Southerly right of way line of the U.S.R.S. "A" Canal a distance of 406.4 feet to an iron pin which lies on the East line of the "Elm Park" extended Northerly; thence South 0°49' East along the East line of "Elm Park" and its extension, a distance of 935.4 feet; more or less, to the Point of Beginning; said tract containing 5.35 acres, more or less of land in Enterprise Tracts No. 26 and 22A situated respectively in the SE1/4SW1/4 and the SW1/4SE1/4 of Section 34, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

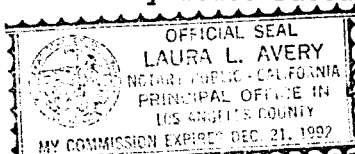
Filed for record at request of Aspen Title Co. the 6th day
of Nov. A.D. 19 91 at 10:59 o'clock AM., and duly recorded in Vol. M91
of Deeds on Page 23272.

FEE \$38.00

Evelyn Biehn • County Clerk

By Pauline Muller

October 29, 1991, by Yolanda De Young, Trustee of the De Young Revocable Family Trust Dated December 17, 1987.



Laura L. Avery
NOTARY PUBLIC FOR California
My Commission Expires: 12/21/92

STATE OF OREGON)

:ss

County of Klamath)

This instrument was acknowledged before me on the 1st day of November, 1991, by Dorothy Collier as President of Swan Lake Moulding Company, an Oregon corporation.

W. Arlene L. Addington
NOTARY PUBLIC FOR OREGON
My Commission Expires: 3-22-93

Lessor

SWAN LAKE MOULDING COMPANY
P. O. Box 428
Klamath Falls, Oregon 97601

Lessee

De Young Revocable Family
Trust Dated December 17, 1987
9623 Wystone Avenue
Northridge, California 91324

After recording return to:
James R. Uerlings
110 N. Sixth Street
Klamath Falls, Oregon 97601

I certify that the within instrument received for record on the _____ day of _____, 1991, at _____ o'clock ____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Recorded of Deeds of Klamath County.

Witness my hand and seal of County affixed.

Name

Title

By

Deputy