

## -BARGAIN AND SALE DEED-

MERLE L. SMITH and ORA A. SMITH, husband and wife, Grantors, convey to RONALD G. SMITH, Grantee, as to an undivided one-third interest, JUDY V. WILLIAMSON, Grantee, as to an undivided one-third interest, and to MERLEYN K. MILLER, Grantee, as to an undivided one-third interest, in the following described real property situated in the County of Klamath, State of Oregon described as:

All that portion of Lot 63 of Fair Acres Subdivision No. 1, described as follows: Beginning at the Southwest corner of said Lot 63; thence North 417.6 feet to the point of beginning; thence East to the Eastline of said Lot 63; thence North 139.2 feet; thence West to the West line of said Lot 63; thence South 139.2 feet to the point of beginning, containing one acre, more or less, subject to any exceptions contained in deed from Walter T. Smith et al, dated May 11, 1927, recorded July 10, 1929, on page 561 of Vol. 86 of Deeds.

RESERVING to the Grantors a life estate for the life of the Grantors and for the life of the survivor of them.

The true and actual consideration for this transfer is a part of an estate plan.

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 use.

Until a change is requested, all tax statements shall be mailed to Grantors at: 1450 Homedale Road, Klamath Falls, OR 97603.

DATED this 13 day of January, 1992.

Merle L. Smith  
Ora A. Smith

STATE OF OREGON            )  
                                  ) ss. January 13, 1992.  
County of Klamath        )

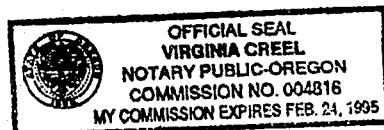
Personally appeared the above-named MERLE L. SMITH and ORA A. SMITH, and acknowledged the foregoing instrument to be their voluntary act. Before me:

Virginia Creel  
Notary Public for Oregon  
My Commission expires: 2-24-95

AFTER RECORDING RETURN TO:

Merle L. Smith  
1450 Homedale Road  
Klamath Falls, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.



Filed for record at request of Merle L. Smith the 15th day of Jan. A.D., 19 92 at 3:32 o'clock P M., and duly recorded in Vol. M92, of Deeds on Page 916.

Evelyn Biehn County Clerk

By Roulene M. Anderson

FEE \$28.00

92 JAN 15 PM 3 32