

NE 42400

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That BENJAMIN ABARCA and SUSAN ABARCA

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BENJAMIN ABARCA and SUSAN ABARCA, Trustees or the Successor Trustee(s) of the ABARCA REVOCABLE TRUST established July 3, 1991 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:

Lots 16 and 17, Block 4 of SUN FORES ESTATES, Tract 1060, as shown by Map on file in the office of the County Recorder.

Free and clear of all liens and encumbrances except restrictions and easements of record and except any lien or encumbrance caused or created by the Lot Vendee.

(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-

the whole consideration (including which is the whole consideration) of the property described herein is the sum of \$0.00 (zero and 00/100) dollars. 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. 1992

In Witness Whereof, the grantor has executed this instrument this 28 day of February, 1992; 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.



OFFICIAL SEAL  
LELAND M. PERRY  
NOTARY PUBLIC - CALIFORNIA  
San Francisco County  
My Commission Expires Mar. 13, 1993

CALIFORNIA City and County of SAN FRANCISCO ss.

This instrument was acknowledged before me on FEBRUARY 28<sup>th</sup>, 1992, by BENJAMIN ABARCA and SUSAN ABARCA

This instrument was acknowledged before me on FEBRUARY 28<sup>th</sup>, 1992, by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_

*[Signature]*  
Notary Public for Oregon, California

My commission expires MARCH 13, 1993

BENJAMIN ABARCA and SUSAN ABARCA

1459 Oak Street  
San Francisco, CA 94117  
GRANTOR'S NAME AND ADDRESS

BENJAMIN ABARCA and SUSAN ABARCA, Trustees of the Successor Trustee(s) of the ABARCA REVOCABLE TRUST established July 3, 1991.  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
Goldman, Burke & Associates  
555 Montgomery Street, Suite 1415  
San Francisco, CA 94111  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.  
Benjamin Abarca and Susan Abarca  
1459 Oak Street  
San Francisco, CA 94117  
NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON, ss.

County of Klamath

I certify that the within instrument was received for record on the 19<sup>th</sup> day of March, 1992, at 8:56 o'clock A.M., and recorded in book/reel/volume No. M92 on page 5755 or as fee/file/instrument/microfilm/reception No. 42400, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE

By *[Signature]* Deputy

Fee \$30.00

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