

43248

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That GORDON J. AGUIAR and THERESA L. AGUIAR, 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:

**** GORDON J. AGUIAR AND THERESA L. AGUIAR TRUSTEES OR THEIR SUCCESSORS IN TRUST, UNDER THE AGUIAR LOVING® TRUST DATED FEBRUARY 14, 1992, AND ANY AMENDMENTS THERETO.

The NW 1/4 SW 1/4 Section 34, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, EXCEPTING THEREFROM a parcel of land situated in the NW 1/4 SW 1/4 of Section 34, Township 40 South, Range 10 East of the Willamette Meridian, and being more particularly described as follows:

Beginning at the Southeast corner of the NW 1/4 SW 1/4 of Section 34; thence West along the South boundary of the NW 1/4 SW 1/4 a distance of 875 feet; thence North parallel with the West line of NW 1/4 SW 1/4, a distance of 1100 feet, more or less, to the center boundary of an existing drain ditch; thence in a Southeasterly direction along the centerline of said drain ditch a distance of 910 feet, more or less, to the East line of the NW 1/4 SW 1/4; thence South along the East line of the NW 1/4 SW 1/4 a distance of 820 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM that portion used for irrigation canal lateral drain ditches or county road.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE) The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ -0-

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 93.039. 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.

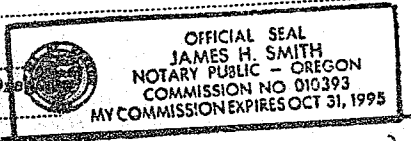
In Witness Whereof, the grantor has executed this instrument this 14 day of February, 1992; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

GORDON J. AGUIAR
THERESA L. AGUIAR
Klamath

STATE OF OREGON, County of Klamath ss.
This instrument was acknowledged before me on February 14, 1992, by GORDON J. AGUIAR and THERESA L. AGUIAR
This instrument was acknowledged before me on _____, 19____, by _____ as _____ of _____

My commission expires 10/31/95



GORDON J. AGUIAR & THERESA L. AGUIAR
12211 Buesing Road
Klamath Falls, OR 97603
GRANTOR'S NAME AND ADDRESS

GORDON J. AGUIAR & THERESA L. AGUIAR
12211 Buesing 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, OR 97501
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
GORDON J. AGUIAR & THERESA L. AGUIAR
12211 Buesing Road
Klamath Falls, OR 97603
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 9th day of April, 1992, at 9:20 o'clock A.M., and recorded in book/reel/volume No. M92 on page 7389 or as fee/file/instrument/microfilm/reception No. 43248, Record of Deeds of said county. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE
By Pauline M. Neilsen Deputy

Fee \$30.00

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33.00