

45988

Vol. 92 Page 12634**BARGAIN AND SALE DEED**  
(Statutory Form)

GLEN W. BUCHANAN and DOROTHY BUCHANAN, Husband and Wife,  
Grantors, convey to GLENDA J. BUCHANAN, Grantee, all of Grantors'  
undivided interest in the following real property, located in Klamath  
County, State of Oregon, as specifically set forth below:

Government Lot 10, Section 4, Township 36 South, Range 7  
E.W.M., Klamath County, Oregon.

A tract of land situated in the north one-half of Government  
Lots 13 and 14, Section 4, T36S, R7EWM, Klamath County, Oregon,  
being all of the north one-half of said Government Lots 13 and  
14, EXCEPTING the following described tract of land:

Beginning at the northwest corner of said Lot 13 as marked  
by a fence corner, said point being 84 feet east of the  
centerline of State Highway No. 427; thence easterly along the  
north line of said Lot 13 a distance of 384 feet, more or less,  
to a fence corner; thence leaving said north line and following  
an existing fence line: S 08° W 154 feet; S 24° E 123 Feet and S  
08° E 80 feet, more or less, to the south line of the north  
one-half of said Lot 13; thence westerly along said line 378.7  
feet more or less, to the southwest corner of the north one-half  
of said Lot 13; thence northerly along the west line of said Lot  
13 to the point of beginning, containing 3.1 acres, more or less,  
including the State Highway right-of-way. The above described  
tract of land contains 17.0 acres, more or less.

Real property known as the John Morgan Allotment No. 1211,  
described as Lot 15, Section 4, Township 36 South, Range 7  
E.W.M., Klamath County, Oregon.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN  
THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND  
REGULATIONS. BEFORE SIGNING AND 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.

THE TRUE AND ACTUAL CONSIDERATION 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, being gift.

DATED this 4<sup>th</sup> day of June, 1992.

Glen W. Buchanan  
Grantor

Dorothy Buchanan  
Grantor

STATE OF OREGON/County of Klamath ) ss.

THIS INSTRUMENT was acknowledged before me this 4<sup>th</sup> day of  
June, 1992, by Glen W. Buchanan and Dorothy Buchanan.

Neal Buchanan  
NOTARY PUBLIC FOR OREGON  
My Commission Expires 12-20-93

## GRANTORS NAME AND ADDRESS:

GLEN W. BUCHANAN  
DOROTHY BUCHANAN

STATE OF OREGON, County of )  
Klamath ) ss.

## GRANTEES NAME AND ADDRESS:

GLEND A J. BUCHANAN  
13851 Algoma Road  
Klamath Falls, OR 97601

I certify that the within in-  
strument was received for  
record on the 10th day of  
June, 1992, at  
2:25 o'clock P.M., and  
recorded in Book M92 on  
Page 12634 or as File Reel  
Number 45988, Record of  
Deeds of said County.

## AFTER RECORDING, RETURN TO:

Dorothy Buchanan  
13851 Algoma Road  
Klamath Falls, OR 97601

WITNESS my hand and seal of  
County affixed.

Until a Change is Requested,  
Tax Statements Should be Sent

To: Glenda J. Buchanan  
13851 Algoma Road  
Klamath Falls, OR 97601

Evelyn Biehn, County Clerk  
Recording Officer

By: Pauline Mullendore  
Deputy

Fee \$35.00