

47173

BARGAIN AND SALE DEED

Vol. 192 Page 14830

(Statutory Form)

Neal G. Buchanan, Grantor(s), conveys to Evelyn A. Hartell and Evelyn Victoria Rider as survivorship tenants, it being the intention of the parties that the Grantees herein do not take the title in common but with the right of survivorship; that is, that the fee shall rest in the survivor of the Grantees, Grantees, the following real property, located in Klamath County, State of Oregon, as specifically set forth below:

Beginning at a point which is the NW corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ (SW $\frac{1}{4}$ of NE $\frac{1}{4}$) of Section Seven (7) in T thirty-eight (38), South of R nine (9), E. of the W.M.; thence, E. along the N. side of said SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ (SW $\frac{1}{4}$ of NE $\frac{1}{4}$), four hundred forty-seven and five tenths (447.5) feet; thence S. three hundred sixty-two (362) feet to the middle of the County Road; thence, N. Seventy-two (72) degrees twenty-four (24) minutes W., four hundred sixty-nine and three tenths (469.3) feet along said County Road to the W. side of said SW $\frac{1}{4}$ of the N.E. $\frac{1}{4}$ (SW $\frac{1}{4}$ of NE $\frac{1}{4}$); thence, N. along said line two hundred twenty (220) feet to the place of beginning, containing three (3) acres, more or less, and being the same land as described in deeds as recorded in Book 64 at pages 326-7 and in Book 162 at page 563 in Deed Records of 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 conveyance is \$-0-.

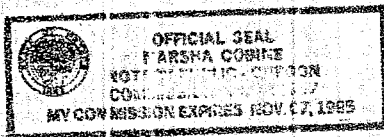
*However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration, being a straw man transfer.

DATED this 7th day of July, 1992.

Neal G. Buchanan
NEAL G. BUCHANAN, Grantor

STATE OF OREGON/County of Klamath) ss.

THIS INSTRUMENT was acknowledged before me this 7th day of July, 1992, by Neal G. Buchanan.



Farsha Corine
NOTARY PUBLIC FOR OREGON
My Commission Expires: 11-17-95

Return: Neal G. Buchanan
601 Main St. #215
Klamath Falls, Or. 97601

14831

GRANTORS NAME AND ADDRESS:

Neal G. Buchanan
601 Main Street, Suite 215
Klamath Falls, OR 97601

GRANTEES NAME AND ADDRESS:

Evelyn A. Hartell and
Evelyn Victoria Rider
6067 Uhrmann Road
Klamath Falls, Oregon 97601

AFTER RECORDING, RETURN TO:

Neal G. Buchanan
601 Main Street, Suite 215
Klamath Falls, Oregon 97601

Until a Change is Requested,
Tax Statements Should be Sent
To:

Evelyn A. Hartell
6067 Uhrmann Road
Klamath Falls, Oregon 97601

STATE OF OREGON)
) ss.
County of Klamath)

I certify that the within in-
strument was received for
record on the 8th day of
July, 1992, at
9:38 o'clock A.M., and
recorded in Book M92 on
Page 14830 or as File Reel
Number 47173, Record of
Deeds of said County.

WITNESS my hand and seal of
County affixed.

Evelyn Biehn, County Clerk
Recording Officer

By: Rauline Mullender
Deputy

Fee \$35.00