

53659

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That Frank W. Ohlund, a married man,

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto RONALD S. CRAIG & WENDY M. CRAIG, and DEE C. GOLDEN and JOAN R. GOLDEN, dba KLAMATH INSURANCE CENTER, 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 8 & 9, Block 1, HOLLISTER ADDITION TO THE CITY OF KLAMATH FALLS, Oregon. Also, a portion of Government Lot 3, Section 32, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at a point 21.97 chains South and 5.67 chains West of the corner common to sections 28, 29, 32, and 33, in Township 38 South, Range 9 East of the Willamette Meridian, said point being the most Easterly corner of Lot 1, of Block 95 in Klamath Addition to the City of Klamath Falls, Oregon; thence North 38° 56' East 90.52 feet; thence North 51° 04' West 100 feet to the Southeasterly line of Oak Street in said City; thence South 38° 56' West 90.52 feet along the said Southeasterly line of Oak Street to the most North-erly corner of said Lot 1, of Block 95 in Klamath Addition; thence South 51° 04' East 100 feet to the point of beginning.

Subject however, to the following:

1. Regulations, including levies, liens and utility easements of the City of Klamath Falls.

(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 \$ 10.00

~~THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$ 10.00~~
~~THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$ 10.00~~

(The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)
 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 26 day of July, 1979;
 if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

x Frank W. Ohlund
 Frank W. Ohlund

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath

July 26, 1979

Personally appeared the above named
 Frank W. Ohlund, a married man.

and acknowledged the foregoing instru-
 ment to be his voluntary act and deed.

Before me:
 (OFFICIAL SEAL)
 Notary Public for Oregon

My commission expires June 12, 1982

STATE OF OREGON, County of Klamath ss.

Personally appeared Frank W. Ohlund and

who, being duly sworn,
 each for himself and not one for the other, did say that the former is the
 president and that the latter is the
 secretary of

a corporation,
 and that the seal affixed to the foregoing instrument is the corporate seal
 of said corporation and that said instrument was signed and sealed in be-
 half of said corporation by authority of its board of directors; and each of
 them acknowledged said instrument to be its voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: My Commission Expires June 12, 1982

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

ASPEN TITLE
 525 Main Street - P.O. Box 1238
 Klamath Falls, Oregon 97601
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instru-
 ment was received for record on the
 9th day of Nov., 1979,
 at 3:28 o'clock P.M., and recorded
 in book M92 on page 26502 or as
 file/reel number 53659.

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk
 Recording Officer

By Pauline M. Mueland Deputy

Fee \$30.00

(NOT TO BE REPORTED)