

54501

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BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that THOMAS S. CAVERNER and VERA A. CAVERNER, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto "THOMAS S. CAVERNER and VERA A. CAVERNER, AS TRUSTEES PURSUANT TO THAT CERTAIN DECLARATION OF TRUST DATED OCTOBER 21, 1992" outside of Siskiyou County, 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:  
The Northerly 76 feet of the Westerly 40 feet of Lot 5 in Block 17 of HOT SPRINGS ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$1.00. The true and actual consideration consists of or includes other property or value given or promises which is the whole consideration.

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. THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF THE 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.

In Witness Whereof, the grantor has executed this instrument this 20 day of NOV, 1992.

STATE OF OREGON )  
County of Klamath ) ss

Thomas S. Cavener  
Vera A. Cavener

On NOV 20, 1992, Thomas S. Cavener, personally appeared before me and acknowledged the forgoing to be his voluntary act and deed.

Joanna M. Cherry  
Notary Public for Oregon  
My Commission expires: 10-6-93

STATE OF OREGON )  
County of Klamath ) ss

On NOV 20, 1992, Vera A. Cavener, personally appeared before me and acknowledged the forgoing to be her voluntary act and deed.

Joanna M. Cherry  
Notary Public for Oregon  
My Commission expires: 10-6-93

Grantor's name and address:  
Thomas S. & Vera A. Cavener  
P O Box 192  
Dorris, CA

Grantee's name and address:  
"Thomas S. Cavener and Vera A. Cavener  
as Trustees pursuant to that certain  
Declaration of Trust dated October 21,  
1992." outside of Siskiyou County

After recording return and mail tax statements:  
"Thomas S. Cavener and Vera A. Cavener, as Trustees pursuant to that certain Declaration of Trust dated October 21, 1992." outside of Siskiyou County  
P O Box 192  
Dorris CA 96023

STATE OF OREGON, ss. County of Klamath

I certify that the within instrument was received for record on the 27th day of Nov., 1992, at 3:59 o'clock P.m., and recorded in recorder's book/reel/volume No. M92 on page 28231 or ad document/fee/file/instrument/microfilm No. 54501, use Record of Deeds of said County.

Evelyn Biehn, County Clerk  
By Joanna M. Cherry

Fee \$30.00

WARRANTY DEED