55884

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That THE CITY OF KLAMATH FALLS, OREGON, an Oregon municipal corporation, hereinafter called the grantor, for the consideration hereinafter stated, does hereby oregon municipal corporation, hereinafter called the grant, bargain, sell and convey, unto QUAIL MOUNTAIN, INC., an Oregon corporation, hereinafter called the grantee, unto grantee's heirs, successors and assigns, grantor's one-third interest in that certain real property, with grantee, unto grantee's heirs, successors and assigns, grantor's one-third interest in that certain real property, with the tenements, hereditaments and appurtenances there unto belonging or in anywise appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

See Exhibit "A" attached hereto and by this reference incorporated herein.

To Have and Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

arantee at	nd grantee's news, seemen
Lold the same unto the said grantes w	is \$12,125.00.
To Have and Hold the same unto the said grantee at The true and actual consideration paid for this transf	ier, stated in terms of dollars, is 4.2.
The true and actual consideration paid to the true and actual consideration paid to the context so reconstruing this deed and where the context so reconstruing this deed and where the context so reconstruing the context so rec	ruires, the singular includes the plots, and to individuals.
and where the context so rec	harant apply equally to corporations and
In construing this deed and the make the provisions	1002 - 1002
motical changes shall be implied to trial	day of December, 1992.
grammatical changes shall be implied to make in Witness Whereof, the grantor has executed this	instrument this
witness Whereof, the grantor has excount	
IU Marriess Anna	
	THE CITY OF KLAMATH FALLS, OREGON
THIS INSTRUMENT WILL THIS INSTRUMENT IN	THE CITY OF KLAMA IM PALLS, STILL
	By Jeong C. Through
WALKTRING OF ACTION TO THE WALK AND ACTIONS	
	- Maria (Switch
THIS INSTRUMENT, THE PERSON ACCOUNTS THIS INSTRUMENT, THE PERSON ACCOUNTS TITLE TO THE PROPERTY SHOULD CHECK WITH TITLE TO THE PROPERTY CITY OR COUNTY PLANNING	By. 7 12 19 9
THIS INSTITUTE PROPERTY SHOULD CHECK WITH	
THIS IDELLICE TO COUNTY DI ANNIO	
TITLE TO THE PROPERTY SHOULD CHECK TITLE TO THE PROPERTY SHOULD CHECK THE APPROPRIATE CITY OR COUNTY PLANNING THE APPROVED USES.	
THE APPROPRIATE CITY OF COUNTY DEPARTMENT TO VERIFY APPROVED USES.	
STATE OF OREGON ss.	
SIMIL O.	, GEORGE C.
County of Klamath	the fare me the above named Falls.
County of Manager 1992 personal	y appeared before me the above named of The City of Klamath Falls,
3rd day of December, 1992, polyone	y appeared before me the above namedGEORGE_Cof The City of Klamath Falls, e his voluntary act and deed.
On this as	his voluntary act and deed.
On this 3rd day of December, 1992, BAYOR FLITCRAFT Oregon, and acknowledged the foregoing instrument to b	/ ^ ^ T
Oregon, and acknowledged in	Eliza da 101 to 12
	a william surge
Pualle	Notary Public for Oregon 5-41-93
- これはいると	My Commission expires:
	My Commonwell
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2222222222	STATE OF OREGON) ss.
. C-lle Oregon	700.
City of Klamath Falls, Oregon	County of Riamath)
- A Day 24/	odulity and received for record
Klamath Falls, OR 97601 Klamath Falls, OR 97601	I certify that the within instrument was received for record
Grantor S Name and	on the day of M., and recorded in
Quail Mountain, Inc.	Oli tile riskok Mi, and reserve
ARRA LENAY AVAILUE	
Klamath Falls, OR 97603 Klamath Falls, OR 97603	hook/ree/Volume 140.
Klamath Falls, OH 97603 Grantee's Name and Address	or as fee/file/instrument/microtimus
Grantee's realite and	Descriptor
The state of the s	WITNESS my hand and seal of Sounty affixed.
After recording return to:	WITNESS my hand and seal of County and
Dishard N 15860101	Attitude in a
	Title
Klamath Falls, OR 97603	
Klamain Falls, Oli State	Name
Mail tax statements to:	Deputy
Quail Mountain, IIIC.	D14
A Atthew Aventia	By

4033 Miller Avenue Klamath Falls, OR 97603

LEGAL DESCRIPTION

CITY OF KLANATH FALLS

A tract of land situated in the SEM NEW of Section 3, T39S R9E W.M., Klamath County, Oregon being more particularly described as follows:

Commencing at the Northwest Corner of said SEM NEM; thence EAST, 469.94 feet to the Westerly Line of the "A" Canal; thence S37'49'E on said Westerly Line, 246.38 feet to the POINT OF BEGINNING of this description; thence S37'49'E on said Westerly Line, 129.92 feet; thence S31'28'E on said Westerly Line, 296.40 feet to the Southeast Corner of a tract of land described in Volume 294 at page 111, Klamath County Deed Records; thence N89'58'21"W on the South Line of last mentioned tract, 334.30 feet; thence N45'00'E, 141.31 feet; thence NORTH, 255.36 feet to the point of beginning, containing 1.12 acres more or less.

SUBJECT TO: Rights of way and easements of record and those apparent upon the ground.

EXHIBIT "A"

CTATE OF ODECON, COUNTY OF KI AMATH.

SIMIE	OF OREGON. CO	OIVII C	JI KLIMMANI	. 55.			•		
Filed fo	r record at request	of					the	31st	day
of	Dec.	_ A.D.,	19 92 at	10:17	o'clock AM.	, and duly	recorded in V	ol. <u>M92</u>	,
·-		of		Deeds	on Page				
					Evelyn Biel	an C	ounty Clerk	_	
FEE	\$35.00				By 💭 a	ulene (-Muile	nolite	