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93 FEB 22 PM 3 46

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That LAWRENCE L. COHEN AND CYNTHIA B. COHEN, HUSBAND AND WIFE, hereinafter called grantor,for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto LAWRENCE AND CYNTHIA COHEN TRUSTEES OF THE COHEN LIVING TRUST UTD. 2/12/93, 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:LOT 8, BLOCK 3, TRACT 1260 - MONTE VISTA RANCH

MOUNTAIN TITLE COMPANY, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

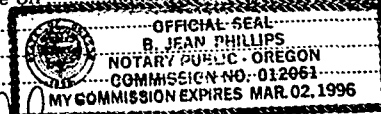
To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$TO CHANGE VESTING.  
However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (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 22 day of FEB, 1993, if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

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

STATE OF OREGON, County of Klamath, ss.This instrument was acknowledged before me on February 22, 1993, by Lawrence L. Cohen - Cynthia B. CohenThis instrument was acknowledged before me on 19, by \_\_\_\_\_ as \_\_\_\_\_ of \_\_\_\_\_B. Jean Phillips  
Notary Public for OregonMy commission expires 3-2-96

STATE OF OREGON,

County of Klamath, ss.I certify that the within instrument was received for record on the 22nd day of Feb., 1993, at 3:46 o'clock P.M., and recorded in book/reel/volume No. M93 on page 3701 or as fee/file/instrument/microfilm/reception No. 57790 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLEBy Dorlene Muehlendahl, DeputySPACE RESERVED  
FOR  
RECORDER'S USE

After recording return to (Name, Address, Zip):

LAWRENCE + CYNTHIA COHEN  
8727 APPERSON ST  
SUNLAND, CA 91040

Until requested otherwise send all tax statements to (Name, Address, Zip):

LAWRENCE + CYNTHIA COHEN  
8727 APPERSON ST  
SUNLAND, CA 91040

Fee \$30.00