

NE

58262

BARGAIN AND SALE DEED

Vol M93

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KNOW ALL MEN BY THESE PRESENTS, That PERDRIAU INVESTMENT CORP.

hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BOB E. GAINES
and GERALD L. DAUGHERTYhereinafter called grantees, 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:

N½ of SW¼ of NW¼ Section 35, Township 37 S, Range 15 E Klamath County Oregon

SUBJECT TO: STATE OF OREGON AND KLAMATH COUNTY CODES AND MATTERS OF RECORD

SUBJECT TO: SELLER NOT RESPONSIBLE FOR EASEMENTS OR INGRESS AND EGRESS ROADS

SUBJECT TO: THIS DEED SUBJECT TO LAND CONTRACT DATED 11/12/72.

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 \$ 6,500.00

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 ①, if not applicable, should be deleted. See ORS §3.030.)

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 4th day of MARCH, 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.

Perdriau Investment Corp.
Louis F. Perdriau, President

STATE OF OREGON, County of KLAMATH) ss.

This instrument was acknowledged before me on March 4, 1993.

by _____

This instrument was acknowledged before me on MARCH 4, 1993.

by LOUIS F. PERDRIAU

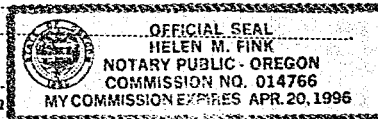
as PRESIDENT

of PERDRIAU INVESTMENT CORPORATION

Helen M. Fink

Notary Public for Oregon

My commission expires 4/20/96



PERDRIAU INVESTMENT CORP.
3280 Anderson Avenue
KLAMATH FALLS, OR 97603
GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS:

After recording return to:

B. GAINES & G. DAUGHERTY

200 HOBOLANE

LOVELOCK, NEV. 89419

NAME, ADDRESS, ZIP

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

SAME AS ABOVE

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 4th day of March, 1993, at 1:42 o'clock P.M., and recorded in book/reel/volume No. M93 on page 4566 or as fee/file/instrument/microfilm/reception No. 58262. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE

By _____ Deputy

Fee \$30.00

SPACE RESERVED
FOR
RECORDER'S USE