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OREGON
DEPARTMENT OF
VETERANS' AFFAIRS

ASPIN # 02039520

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Volm 93 Page 5081

BARGAIN AND SALE DEED

Account Number
C22687 92367County Tax Account Number
R109055

The STATE OF OREGON, by and through the Director of the Oregon Department of Veterans' Affairs, grantor, does hereby grant, bargain, sell and convey unto James T. Chaffin and Shauna R. Chaffin, husband and wife, grantee(s), the following described real property at 21173 Harpold Road, Malin, Oregon 97632 in Klamath County, State of Oregon, to wit:

The N½ NW¼ of Section 8, Township 41 South, Range 12 East of the Willamette Meridian, lying North of the U.S.R.S. Canal in Section 8, in the County of Klamath, State of Oregon, SAVING AND EXCEPTING that portion more particularly described as follows: Beginning at the Northwest corner of said Section 8, which lies on the centerline of Harpold Road, according to Survey #1521 as filed in the office of the County Surveyor; thence Easterly along the North line of said Section 8 to the Northeast corner of the NW¼ of said Section 8, said point being a fence corner according to Survey #1521; thence South 00° 01' East along a fence 264 feet; thence Westerly parallel to said North line to the West line of said Section 8, said West line being the centerline of Harpold Road; thence North along said West line and the centerline of Harpold Road, 264 feet to the point of beginning. Together with water rights on 40.18 acres through Shasta View Irrigation District.

SUBJECT TO:

1. Any taxes for 1993-94 when due or payable.
2. Any Right of Redemption as Provided by Law.
3. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Shasta View Irrigation District.
4. Any unpaid charges of Shasta View Irrigation District.
5. Rights of the public in any portion of the herein described premises lying within the limits of any road or highway.

The true and actual consideration for this conveyance is \$118,000.00.

AFTER RECORDING RETURN TO:

James T. Chaffin
21173 Harpold Road
Malin, OR 97632

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

James T. Chaffin
21173 Harpold Road
Malin, OR 97632

BARGAIN AND SALE DEED (Continued)

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TO HAVE AND TO HOLD said real property unto said grantee(s), their heirs and assigns forever.

"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 USES."

IN WITNESS WHEREOF, the Director of the Oregon Department of Veterans' Affairs has caused these presents to be executed this March 5, 1993. The foregoing recital of consideration is true as I verily believe.

Director of Oregon Department of Veterans' Affairs

By Curt R. Schnepf
Curt R. Schnepf
Manager, Accounts Services

STATE OF OREGON

County of Marion

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) ss
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March 5, 1993

personally appeared the above-named Curt R. Schnepf and, being first duly sworn, did say that he is duly authorized to sign the foregoing document on behalf of the Oregon Department of Veterans' Affairs by authority of its Director.

Before me:

Judy Williams
Notary Public for Oregon

My Commission Expires: May 22, 1993



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 12th day
of March A.D., 19 93 at 11:26 o'clock A M., and duly recorded in Vol. M93
of Deeds on Page 5081

FEE \$35.00

Evelyn Biehn - County Clerk

By Pauline Williams