

NL 93 MAR 24 AM 10 56

BARGAIN AND SALE DEED

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58962

KNOW ALL MEN BY THESE PRESENTS, That

George A. Pondella, Jr.

, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Donald E. Bailey

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:

REFER TO THE ATTACHED LEGAL

(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 \$C ONTRACT FULFILLMENT

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 24 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.

George A. Pondella, Jr.

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on 3-24, 1993,

by George A. Pondella, Jr.

This instrument was acknowledged before me on 19, 19, 19,

by

as

of

Notary Public for Oregon

My commission expires 7/13/93

George A. Pondella, Jr.

P.O. Box 1421

Klamath Falls, Oregon 97601

Grantor's Name and Address

Donald E. Bailey

5082 Ankeny

Klamath Falls, Oregon 97603

Grantee's Name and Address

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

Donald Bailey

5083 Ankeny

Klamath Falls, Oregon 97603

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

Donald Bailey

5083 Ankeny

Klamath Falls, Oregon 97603

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book/reel/volume No. on page or as fee/file/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

SPACE RESERVED FOR RECORDER'S USE

LEGAL DESCRIPTION

A parcel of land situate in the SE1/4 of Section 10, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch iron pin at the intersection of the North line of said SE1/4 with the Northerly right-of-way line of the Head of the Williamson Road, a county road, from which the Northeast corner of said SE1/4 bears South 89 degrees 59' 46" East, 818.00 feet; thence North 89 degrees 59' 46" West along said North line of the SE1/4, 1661.43 feet to a 5/8 inch iron pin; thence South 52 degrees 41' 41" East, 1236.14 feet to a 5/8 inch iron pin on said Northerly right-of-way line; thence North 37 degrees 18' 19" East along said right-of-way line, 306.15 feet to a 5/8 inch iron pin marking the beginning of a curve to the right; thence along the arc of a 2914.79 feet radius curve to the right (delta = 13 degrees 54' 34", long chord = North 53 degrees 28' 04" East, 705.87 feet) 707.61 feet to the point of beginning.

* * * END * * *

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 24th day
of March A.D. 19 93 at 10:56 o'clock A. M., and duly recorded in Vol. M93
of Deeds on Page 5940
Evelyn Biehn - County Clerk
By David M. Sullivan

FEE \$35.00