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LN #0100443233

K-45163
BARGAIN AND SALE DEED

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60713

KNOW ALL MEN BY THESE PRESENTS, That James A. Valenta

hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Bruno Giacomelli Jr.
and Sharon L. Giacomelli, husband and wife
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 1 in Block 8 of Tract No. 1020, Third Addition to Sunset
Village, according to the official plat thereof on file in
the office of the County Clerk of Klamath County, Oregon.

(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 clear title.

However, the actual consideration consists of or includes other property or value given or promised which is
the whole part of the 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 22nd day of April, 1993;
if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly author-
ized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
SCRIBED 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.

James A. Valenta

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on April 22, 1993,

by James A. Valenta

This instrument was acknowledged before me on April 22, 1993,

by

as

of

Judith L. Caldwell

Notary Public for Oregon

My commission expires 8-31-95



OFFICIAL SEAL
JUDITH L. CALDWELL
NOTARY PUBLIC - OREGON
COMMISSION NO. 007236
MY COMMISSION EXPIRES AUG. 31, 1995

James A. Valenta
C/O KFFSL

Grantor's Name and Address

Bruno Giacomelli Jr.

Sharon L. Giacomelli

C/O KFFSL

Grantee's Name and Address

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

KLAMATH FIRST FEDERAL S&LA

2943 SOUTH SIXTH STREET

KLAMATH FALLS, OR 97603

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

KLAMATH FIRST FEDERAL S&LA

2943 SOUTH SIXTH STREET

KLAMATH FALLS, OR 97603

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
29th day of April, 1993,
at 11:39 o'clock A.M., and recorded
in book/reel/volume No. M93 on
page 9225 or as fee/file/instru-
ment/microfilm/reception No. 60713
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk

NAME TITLE

By Evelyn Biehn, Deputy

Fee \$30.00