

MTC 30107

BARGAIN AND SALE DEED

Dorothy Jenkins, conveys, to Ray Romo and Susan Romo, Husband and Wife, Grantees, the following described real property:

The S 1/2 NE 1/4 of Section 8, Township 24 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, Lying East of the centerline of the Little Deschutes River, SAVING AND EXCEPTING the Northerly 330 feet thereof.

TOGETHER WITH an easement 20 feet in width for ingress and egress described as the centerline of said easement to be in the road as now constructed and used and approximately described as follows:

Beginning at a point on the West line of Section 9, Township 24 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, that is 1250 feet South of the Northwest corner of said Section 9; thence South 70 degrees East 200 feet; thence South 15 degrees West 595 feet; thence South 35 degrees East 330 feet; thence South 12 degrees East 495 feet, thence South 20 degrees West 330 feet; thence South 10 degrees East 330 feet; thence South 70 degrees East 50 feet more or less to the Westerly right of way boundary of U.S. Highway No. 97.

Also an easement to use a strip of land 20 feet wide for ingress and egress, the centerline of said strip being as follows:

Beginning at a point which is 200' North of the 1/4 corner between Sections 8 and 9, Township 24 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and on the section line separating said Sections, thence East 200' more or less to a point intersecting an easement granted by Brooks-Scanlon, Inc. (to KE Sandner on June 2, 1971) and recorded in the Klamath County records of easements in Volume M72, Page 4738, Microfilm records of Klamath County, Oregon, thence southerly along said easement to the intersection of the Dalles-California Highway No. 97.

Tax Identification Number 2409-008A0-01300

The true and actual consideration for this conveyance is other valuable consideration.

Until a change is requested, tax statements shall be sent to Grantee at the following address: Lynn & Sandy Ackley

1 - BARGAIN AND SALE DEED

BABB, AVEDOVECH, ERWIN & HAASE
ATTORNEYS AT LAW
315 N.W. GREENWOOD AVENUE - P.O. BOX 8
BEND, OREGON 97709
TELEPHONE 389-1010
FAX (503) 382-6875

21818

52675 Huntington Road
LaPine, OR 97739

After Recording, return to:

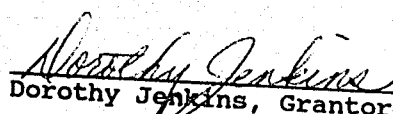
Lynn & Sandy Ackley
52675 Huntington Road
LaPine, OR 97739

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.

The property described in this instrument may not be within a fire protection district protecting structures. The property is subject to land use laws and regulations, which, in farm or forest zones, may not authorize construction or siting of a residence. 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 and existence of fire protection for structures.

Buyer has had the opportunity to inspect the property as to environmental hazards or defects. Buyer hereby assumes the responsibility for any environmental hazards or defects and will hold seller harmless from any costs of inspection, removal, or any other expenses in connection with the pollution hazard.

DATED 8-27-93, 1993.


Dorothy Jenkins, Grantor

2 - BARGAIN AND SALE DEED

BABB, AVEDOVECH, ERWIN & HAASE
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315 N.W. GREENWOOD AVENUE - P.O. BOX 8
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21819

STATE OF OREGON

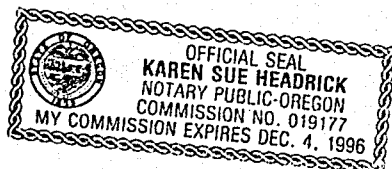
County of Deschutes

ss.

August 27

, 1993

Personally appeared the above named Dorothy Jenkins, Grantor
and acknowledged the foregoing to be her voluntary act and deed.
Before me:



Karen Sue Headrick
Notary Public for Oregon
My Commission Expires: 12-4-96

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co the 30th day
of Aug. A.D., 19 93 at 1:37 o'clock P. M., and duly recorded in Vol. M93
of Deeds on Page 21817.

FEE \$40.00

Evelyn Biehn County Clerk
By Candace M. Nichols

3 - BARGAIN AND SALE DEED

HABB, AVE DOVECH, ERWIN & HAASE
ATTORNEYS AT LAW
315 N.W. GREENWOOD AVENUE - P.O. BOX 8
BEND, OREGON 97709
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