

71378

11-16-93P03:40 RCVD

BARGAIN AND SALE DEED

Vol. m93 Page 30316

KNOW ALL MEN BY THESE PRESENTS, That Jane A. Pickett, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Dale S. McDowell, Jr. and Pamela J. McDowell, 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:

A portion of Lot 19, Block 2, Tract 1158, Third Addition to East Hills Estates in the NE $\frac{1}{4}$ of Section 1 T. 39 S. R. 9 E.W.M., Klamath County, Oregon, being more particularly described as follows:

Beginning at the southeasterly corner of said Lot 19; thence along the lot line common to Lots 19 and 20, S. 55°06'09" W. 66.53 feet; thence, leaving said lot line, N. 47°08'10" E. 67.31 feet to a point on the southwesterly right-of-way line of Watson Street, thence following said right-of-way line 9.32 feet along the arc of a 330.00 foot radius curve to the left, the long chord of which bears S. 34°05'19" E. 9.32 feet, to the point of beginning, containing 0.007 acres, more or less.

(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 \$.
 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 §3.035.)

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 16th day of November, 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.

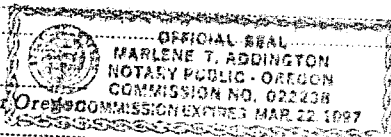
Richard A. Pickett II

Jane A. Pickett

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on November 16, 1993,
 by Richard A. Pickett II by Jane A. Pickett his attorney in fact,
 and Jane A. Pickett individually.
 This instrument was acknowledged before me on , 19 ,
 by ,
 as ,
 of .

Marlene T. Addington
 Notary Public for Oregon
 My commission expires 3-22-97



Richard A. Pickett, et ux

GRANTOR'S NAME AND ADDRESS

Dale S. McDowell, Jr. et ux

GRANTEE'S NAME AND ADDRESS

After recording return to:

Dale S. McDowell, Jr. et ux

2110 Watson Falls, OR 97603

NAME/ADDRESS, ZIP

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

Dale S. McDowell, Jr. et ux

2110 Watson Falls, OR 97603

NAME/ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 16th day of Nov., 1993, at 3:40 o'clock PM. and recorded in book/reel/volume No. m93 on page 30316 or as fee/file/instrument/microfilm/reception No. 71378 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk.

NAME

TITLE

By Daniel M. McLeod Deputy

Fee \$30.00