

NA: 12-20-93P01-38 RCVD BARGAIN AND SALE DEED

73056

Viola M. Ropp

KNOW ALL MEN BY THESE PRESENTS, That

hereinafter called grantor,

Viola M. Ropp and

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Ronald D. Ropp, not as tenants in common but with the right of survivorship

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 parcel of land situate in the N $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Sec. 11 Township 39 S Range 9 E W.M. particularly described as follows:

Beginning at a point marked by an iron pin driven in the ground in the center of a 60 foot roadway from which the section corner common to Sections 2, 3, 10 and 11, Twp 39 S. R. 9 E. W.M. bears S. 89°44' W. along the center line of said roadway, a distance of 1216.9 feet to a point in the west boundary of said Section 11, and N. 0°13' W. along the Section line 1662.5 feet; running thence N. 89°44' E. along the center line of the above mentioned roadway, a distance of 136.9 feet, more or less, to a point in the Easterly boundary of the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section 11; thence N. 0°7' W. along said Easterly boundary 331.5 feet, more or less, to a point in the Northerly boundary of said N $\frac{1}{2}$ of SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section 11; thence S. 89°47' W. along said boundary line 137.5 feet; thence S. 0°7' E. 331.6 feet, more or less to the point of beginning, containing one acre, 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 \$ 0.
 However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) 0 (The sentence between the symbols 0, 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 20th day of December, 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Viola M. Ropp
 Viola M. Ropp

STATE OF OREGON, County of KLAMATH

) ss.

This instrument was acknowledged before me on DECEMBER 20, 1993,by VIOLA M. ROPPThis instrument was acknowledged before me on 19,

by

as



Tammy C. Allen
 Notary Public for Oregon
 My commission expires 2/4/97

VIOLA M. ROPP4535 DENVERKLAMATH FALLS, OR 97603

Grantor's Name and Address

RONALD D. ROPP4535 DENVERKLAMATH FALLS, OR 97603

Grantee's Name and Address

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

VIOLA M. ROPP/ROBERT D. ROPP4535 DENVERKLAMATH FALLS, OR 97603

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

VIOLA M. ROPP/ROBERT D. ROPP4535 DENVERKLAMATH FALLS, OR 97603SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 20th day of Dec., 1993, at 1:38 o'clock P.M., and recorded in book/reel/volume No. M93 on page 33930 or as fee/file/instrument/microfilm/reception No. 73056, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
 NAME TITLE
 By Deanne M. Miller Deputy

Fee \$30.00