

NA
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01-25-94P03:39 RCVD

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That Carol A. Detroit

, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
Carol A. Rogers and Jerald S. Rogers, as tenants by the entirety
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:

All that part of Lots 7 and 8, Block 62, NICHOLS ADDITION TO THE CITY OF KLAMATH
FALLS, OREGON, in the County of Klamath, State of Oregon, described as follows:

Beginning at the most Northerly corner of Lot 8, Block 62; thence Southerly along
the Southerly line of Grant Street, 85 feet; thence Southeasterly at right angles
to Grant Street 60 feet; thence Northeasterly and parallel with Grant Street 85
feet to the Westerly line of 10th Street; thence Northwesterly along the Westerly
line of 10th Street, 60 feet to the point of beginning.

(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 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 21 day of January, 1994,
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 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.

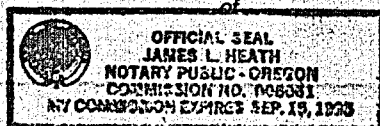
Carol A. Detroit

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on January 21, 1994,
by Carol A. DetroitThis instrument was acknowledged before me on _____, 19____,
by _____

as _____

of _____

James L. Heath
Notary Public for Oregon

My commission expires Sept. 15, 1995

Carol A. Detroit
632 North 10th Street
Klamath Falls, Oregon 97601

Grantor's Name and Address

Carol A. & Jerry S. Rogers
PO Box 994
Klamath Falls, Oregon 97601

Grantee's Name and Address

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

Carol A. Rogers
PO Box 994
Klamath Falls, Oregon 97601

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

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
25th day of Jan, 1994,
at 3:39 o'clock P.M., and recorded
in book/reel/volume No. M94 on
page 2570 or as fee/file/instru-
ment/microfilm/reception No. 74946.
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk

Deputy
Evelyn Biehn

FEE: \$30.00