

NE # 75946

K-46038

BARGAIN AND SALE DEED

Vol. M94 Page 4699

KNOW ALL MEN BY THESE PRESENTS, That **DELOS B PARKS, JR., and**
MICHAEL RATLIFF, **hereinafter called grantor,**
 for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **OTTLAND, INC., an**
Oregon Corporation, **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:

Lots 8 and 9, Block 10, BUENA VISTA ADDITION to the City of Klamath Falls,
 according to the official plat thereof on file in the office of the
 County Clerk of Klamath County, Oregon; TOGETHER WITH that portion
 of vacated Oregon Avenue adjoining the Northerly side of said lot.

SUBJECT TO: Trust Deed recorded 4/6/90 in Volume M90, Page 6400, microfilm records of Klamath County, Oregon, and Conditional Assignment of Rents recorded 4-20-90 in Volume M90, Page 7434; microfilm records of Klamath County, Oregon, and Trust Deed recorded 2-17-92 in Volume M92, Page 3647, microfilm records 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 \$ **19,682.40**.

©However, the actual consideration consists of or includes other property or value given or promised which is ~~not~~ part of the consideration (indicate which).^① (The sentence between the symbols^①, 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 **29** day of **December**, 19 **93**;
 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.

Delos B. Parks, Jr.

Michael Ratliff

STATE OF OREGON, County of **Klamath**) ss.This instrument was acknowledged before me on **12-29**, 19 **93**,
 by **Delos B. Parks, Jr.** and **Michael Ratliff**.This instrument was acknowledged before me on **12-29**, 19 **93**,by _____
 as _____
 of _____

Notary Public for Oregon

My commission expires **5-20-94**

Delos B. Parks, Jr., and Michael Ratliff
 228 N. 7th Street
 Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS
 Ottland, Inc., an Oregon Corporation
 c/o L. A. Swetland

1361 Wild Plum Court
 Klamath Falls, OR 97601

After recording return to:
 Parks & Ratliff
 228 N. 7th Street
 Klamath Falls OR 97601

NAME, ADDRESS, ZIP
 Until a change is requested all tax statements shall be sent to the following address.
 Ottland, Inc., an Oregon Corporation
 c/o L. A. Swetland
 1361 Wild Plum Court
 Klamath Falls NAME, ADDRESS, ZIP OR 97601

STATE OF OREGON, _____ ss.
 County of **Klamath** _____

I certify that the within instrument was received for record on the
 11th day of **Feb.**, 19 **94**,
 at 11:34 o'clock P.M., and recorded
 in book/reel/volume No. **M94** on
 page **4699** or as fee/title/instrument/
 microfilm/reception No **75946**,
 Record of Deeds of said county.

Witness my hand and seal of
 County affixed.

Evelyn Biehn, County Clerk
 NAME _____ TITLE _____

By **Pauline Nuelandine Deputy**

Fee \$30.00