

81075

BARGAIN AND SALE DEED

Vol 94 Page 15372

05-16-94 11:48 RCVD

KNOW ALL MEN BY THESE PRESENTS, That

Blossom E. Pullen

Elmer F. Pullen and

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Thomas D. Wheeler Sr.,

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:

Lot 11 in Block 12 of second addition to Nimrod River Bank Park, according to the official plat thereof on file in the office of the county clerk of Klamath County, Oregon.

Subject to reservations of Mineral Rights of Record.

Subject to reservations of 16 foot easement for utilities of record.

Subject to 20 foot building set-back line of record

Subject to rules, regulations and assessments of special road district Nimrod Park.

Subject to Declaration of Restrictions dated June 2, 1966 of record.

(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 \$100.00.

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 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 6 day of May, 1994; 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.

Elmer F. Pullen

Blossom E. Pullen

STATE OF OREGON, County of Klamath ss.


This instrument was acknowledged before me on 16 May, 1994,

by Elmer F. Pullen &amp; Blossom E. Pullen

This instrument was acknowledged before me on 19,

by as

of



OFFICIAL SEAL  
LEONA R. MADDAX  
NOTARY PUBLIC-OREGON  
COMMISSION NO. 001116  
MY COMMISSION EXPIRES AUG. 19, 1994

Leona R. Maddax

Notary Public for Oregon

commission expires August 19, 1994

Blossom E. &amp; Elmer F. Pullen

P.O. Box 131

Beatty, Oregon 97621

Grantor's Name and Address

Thomas D. Wheeler Sr.

P.O. Box 131

Beatty, Oregon 97621

Grantee's Name and Address

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

Thomas D. Wheeler Sr.

P.O. Box 131

Beatty, Oregon 97621

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

Thomas D. Wheeler Sr.

P.O. Box 131

Beatty, Oregon 97621

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 16th day of May, 1994, at 11:48 o'clock A.M., and recorded in book/reel/volume No. M94 on page 15372 or as fee/file/instrument/microfilm/reception No. 81075, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Pauline Mulholland Deputy

Fee \$30.00

93097  
CK