

84080

07-11-94A11:24 RCY

BARGAIN AND SALE DEED

MTC 33115 mk Vol 194 Page 21338

KNOW ALL MEN BY THESE PRESENTS, That

BARBARA L. TOROSIAN

, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

GERARD TOROSIAN

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 18 in Block 46 of FIRST ADDITION TO KLAMATH FOREST ESTATES, according to the official plat thereof on file in the office of the County Clerk 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 \$ to clear title.

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 5th day of July, 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.

Barbara L. Torosian

STATE OF OREGON, County of Mohave, ss.

This instrument was acknowledged before me on 7-5, 1994,

by Barbara L. Torosian

This instrument was acknowledged before me on 7-5, 1994,

by

as

of

Notary Public for Oregon

My commission expires 11-15-97

Barbara L. Torosian

Grantor's Name and Address

Gerard Torosian

Grantee's Name and Address

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

Gerard Torosian

HC 62 Box 773

Bullhead City, AZ 86430

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

Gerard Torosian

HC 62 Box 7730

Bullhead City, AZ 86430

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 11th day of July, 1994, at 11:24 o'clock A.M., and recorded in book/reel/volume No. M94 on page 21338 or as fee/file/instrument/microfilm/reception No. 84080, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Fvelyn Biehn, County Clerk

NAME

TITLE

By Pauline Mullenbore Deputy

Fee \$30.00