

84190

07-12-94P0145

RCVD

BARGAIN AND SALE DEED

Vol. m94 Page 21543

KNOW ALL MEN BY THESE PRESENTS, That PAULINE PERRY

, hereinafter called grantor,

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

RICHARD A. DEXTER AND ALICE H. DEXTER, HUSBAND AND WIFE

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, situated in the County of KLAMATH

, State of Oregon, described as follows, to-wit:

Lot 6 in Block 28 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.

Account No. 23026 MAP 35-10-22CO TL1600

MOUNTAIN TITLE COMPANY, has received this
instrument by recording as an accommodation only,
and has not given it for regularity and efficiency
or as to its effect upon the title to any real property
that may be described therein.

(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 \$ 3,930.00

~~Whereas, the above consideration consists of a certain sum of money, to be paid by the grantor to the grantee, which is the true and actual consideration for this transfer, and the grantor, for the purpose of this deed, 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.~~

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 5 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.

STATE OF OREGON, County of Coos) ss.

This instrument was acknowledged before me on JULY 5, 1994,

by PAULINE PERRY

This instrument was acknowledged before me on , 19 ,

by

as

of

Bruce J. Olson
Notary Public for Oregon
My commission expires 1-22-97



OFFICIAL SEAL
LORETTA J. OLSON
NOTARY PUBLIC - OREGON
COMMISSION NO. 021044
MY COMMISSION EXPIRES JAN. 22, 1997

Pauline Perry

Grantor's Name and Address

Richard & Alice Dexter

220 St. Dennis Rd.

North Bend, OR 97459

Grantee's Name and Address

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

1st American Title

454 Commercial

Coos Bay, OR 97422

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

Richard & Alice Dexter

220 St. Dennis Rd.

North Bend, OR 97459

SPACE RESERVED
FOR
RECORDING USE

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 12th day of July, 1994, at 3:45 o'clock P.M., and recorded in book/reel/volume No. M94 on page 21543 or as fee/file/instrument/microfilm/reception No. 84190 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By *Pauline Mullendore* Deputy

Fee \$30.00