

84467

BARGAIN AND SALE DEED

Vol. M94 Page 22067

07-18-94P03:42 RCVD

KNOW ALL MEN BY THESE PRESENTS, That CHARLES HENRY MAXWELL AND BEVERLEE IRENE DWYER hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto CHARLES HENRY MAXWELL AND BEVERLEE IRENE MAXWELL, husband and wife hereinafter called grantees, 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:

The East one-half of Lot 12 in Block 2 of BRYANT TRACTS NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

* to create a tenancy by the entirety between the parties as they have now married.*

(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 \$ 5.00.

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 15th day of July, 19 94 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.

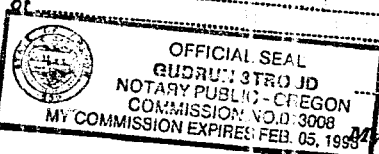
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWS SUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.830.

Charles Henry Maxwell
Beverlee Irene Maxwell
Beverlee Irene Dwyer now Maxwell

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on July 15, 19 94, by CHARLES HENRY MAXWELL AND BEVERLEE IRENE MAXWELL

This instrument was acknowledged before me on July 15, 19 94, by as



My commission expires February 5, 1996
Notary Public for Oregon

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 18th day of July, 19 94, at 3:42 o'clock P.M., and recorded in book/reel/volume No. M94 on page 22067 or as fee/file/instrument/microfilm/reception No. 84467, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk
By Lennette Mueller Deputy

Fees: \$30.00