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502 W. Main Street (P. O. Box 218) Medford, OR 97501 (503) 779-2811

Vol. M94 Page 26116

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that ,

CLARENCE E. HICKS, aka C.E. Hicks, and MARY L. HICKS

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

JAMES J. MIELOSZYK and KARYN M. MIELOSZYK, Husband and Wife, as tenants by the entirety, as to an undivided one half interest, and PAUL F. MIGLIORE and BARBARA L. MIGLIORE, Husband and Wife, as tenants by the entirety, as to an undivided one half interest, as tenants in common

hereinafter called the 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:

A cabin and all improvements located in Lot 18 of Block F, U.S. FOREST SERVICE, LAKE OF THE WOODS SUMMER HOMESITES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$ 105,000.00

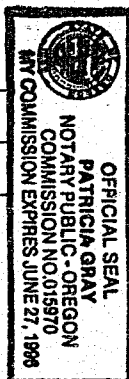
WHERE THE CONTEXT SO REQUIRES, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to individuals and to corporations.

IN WITNESS WHEREOF, the grantor has executed this instrument this 21st day of August, 1994.

"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."

Clarence E. Hicks
CLARENCE E. HICKSMary L. Hicks
MARY L. HICKSSTATE OF OREGON
COUNTY OF JacksonThe foregoing instrument was acknowledged before me this 21st day of August, 1994, by

CLARENCE E. HICKS and MARY L. HICKS

Patricia Gray
Notary Public for Oregon
My commission expires 6/27/96

Mail Tax Statements to:

Grantee
135 RIDGE CREST DR
KLAMATH FALLS OR 97601STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Mountain Title co
on this 23rd day of Aug A.D., 19 94
at 10:32 o'clock A M. and duly recorded
in Vol. M94 of Deeds Page 26116
Evelyn Biehn - County Clerk
By Caroline M. [Signature] Deputy.

Fee, \$30.00