

NA 10-28-94A11:33 RCVD

BARGAIN AND SALE DEED

Vol 94 Page 33544

90341

KNOW ALL MEN BY THESE PRESENTS, That Jerry D. & Marianna B. Bridges  
(husband & wife), hereinafter called grantor,  
for the consideration hereinafter stated, do hereby grant, bargain, sell and convey unto  
Charles W., Jr. & Anita G. Kerr (husband & wife)  
hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the  
tenements, hereditaments and appurtenances hereunto belonging or in anywise appertaining, situated in the County  
of Klamath, State of Oregon, described as follows, to-wit:

Beginning at a point on the Section line; 43.0 feet South of the  
Quarter Corner common to Section 22 and 23, Twp. 39 S., Rge. 8 E.,  
W. M.; thence South along said section line 366.3 feet to the point  
of intersection with the Right of Way of the Klamath Falls--Ashland  
Highway (Oregon 66); thence South 39° 17' West 174.4 feet along said  
Right of Way to an angle point of same; thence South 40° 06' West 254.5  
feet along same Right of Way to a point; thence North 37° 11' West  
485.4 feet to a point; thence North 61° 24' East 647.2 feet to the point  
of beginning; enclosing an area of 4.7 acres, more or less, and being  
in the Northeast Quarter of the Southeast Quarter of Section 22,  
Township 39 South, Range 8 East of the Willamette Meridian in Klamath  
County, Oregon.

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

(IF SPACE IS SUFFICIENT, 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 \$ 54,000.00

However, the actual consideration consists of or includes other property or value given or promised which is  
the whole 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 27th day of October, 1994;  
if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly author-  
ized 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 309.30.

Jerry D. Bridges  
Marianna B. Bridges

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on October 28, 1994,  
by \*\* JERRY D. BRIDGES and MARIANNA B. BRIDGES \*\*

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



OFFICIAL SEAL  
CAROL A. MCCULLOUGH  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 029459  
MY COMMISSION EXPIRES NOV 11, 1997

Carol A. McCullough

Notary Public for Oregon

My commission expires Nov. 11, 1997

Jerry D. & Marianna B. Bridges

Grantor's Name and Address

Charles W. Jr. & Anita G. Kerr

Grantee's Name and Address

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

Charles W. Jr. & Anita Kerr

8305 Hwy 66

Klamath Falls, OR 97601

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

Charles W. Jr. & Anita G. Kerr

8305 Hwy 66

Klamath Falls, OR 97601

STATE OF OREGON,

County of Klamath ss.

I certify that the within instru-  
ment was received for record on the  
28th day of Oct, 1994,  
at 11:33 o'clock A.M., and recorded  
in book/reel/volume No. M94 on  
page 33544 or as fee/file/instru-  
ment/microfilm/reception No. 90341,  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

Pauline Mullender, Deputy

Fee \$30.00