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BARGAIN AND SALE DEED

Vol. May Page

35714

KNOW ALL MEN BY THESE PRESENTS, That EARL DEAN KATZER

, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto EARL D. KATZER and
MARIE LOUISE KATZER, TRUSTEES OF THE KATZER FAMILY TRUST, dated September 29, 1994
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 16, Block 41, Klamath Falls Forest Estates Highway 66 Unit, Plat
No. 2, as recorded in the Office of the County Recorder 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 \$ none

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 23.030.)

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 29 day of Sept, 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 30.930.

EARL DEAN KATZER

STATE OF OREGON, County of San Diego) ss.

This instrument was acknowledged before me on , 19 ,

by Earl Dean Katzer

as of

Notary Public for Oregon

My commission expires

Earl D. Katzer
3177 Jamul Highlands Road
Jamul, California 91935
Grantor's Name and Address

Earl D. Katzer and Marie Louise
Trustees of the Katzer Family Trust
3177 Jamul Highlands Road
Jamul, CA Grantor's Name and Address 91935

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

Richard R. Kinney, Jr.
Circuit, McKellogg, Kinney & Ross
1205 Prospect Street, No. 400
La Jolla, California 92037

Earl D. Katzer
3177 Jamul Highlands Road
Jamul, California 91935

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of

I certify that the within instru-
ment was received for record on the
day of , 19 ,
at o'clock M., and recorded
in book/roll/volume No. on
page or as fee/file/instru-
ment/microfilm/reception No.
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

NAME

TITLE

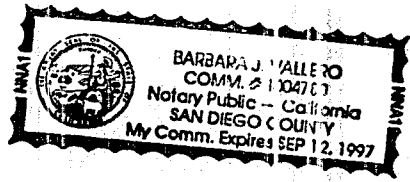
By Deputy

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

35715 5907

State of California
 County of San Diego
 On 9/29/94 before me, BARBARA J. VALLERO
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"
 personally appeared Earl Dean Katsen
NAME(S) OF SIGNER(S)
☐ personally known to me - OR - ☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.
Barbara J. Vallero
SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

- ☐ INDIVIDUAL
☐ CORPORATE OFFICER
TITLE(S)
☐ PARTNER(S) ☐ LIMITED
☐ ATTORNEY-IN-FACT ☐ GENERAL
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

SIGNER IS REPRESENTING:
NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENT

Bargain and Sale Deed
TITLE OR TYPE OF DOCUMENT

1 one
NUMBER OF PAGES

September 29, 1994
DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
 of November A.D., 19 94 at 2:13 o'clock P. M., and duly recorded in Vol. M94 day
 of Deeds on Page 35714

FEE \$35.00

Evelyn Biehn, County Clerk
 By [Signature]