

NA
92566

BARGAIN AND SALE DEED

Vol. m94 Page 38034

KNOW ALL MEN BY THESE PRESENTS, That

DAN FRY AND BRENDA FRY, HUSBAND AND WIFE, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ARTHUR L. FRY and JEANETTE L. FRY, 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 thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The S1/2 NW1/4 and the SW1/4 of Section 34, Township 35 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the following:

A Portion of Section 34, Township 35 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the Southwest corner of the N1/2 SW1/4 NW1/4 of Section 34, Township 35 South, Range 10 East of the Willamette Meridian, thence Southerly along the West line of Section 34 to the Southwest corner of the SW1/4; thence Easterly along the South line of Section 34 to the Southeast corner of the SW1/4; thence Northerly along the East line of the SW1/4 to the Northeast corner of the S1/2 NE1/4 SW1/4, thence diagonally Northwesterly to the point of beginning.

SUBJECT TO A TRUST DEED DATED JUNE 28, 1989 RECORDED ON JULY 7, 1989 IN VOLUME M89 PAGE 12467 MICROFILM RECORDS OF KLAMATH COUNTY, OREGON WHICH THE GRANTEES AGREE TO ASSUME AND PAY IN FULL

(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 \$ 41,114.89

How the whole or part of the

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 9 day of December, 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 30.900.

STATE OF OREGON, County of Coos

This instrument was acknowledged before me on Dec. 9, 1994,

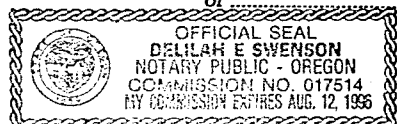
by DAN FRY & BRENDA FRY

This instrument was acknowledged before me on _____, 19____,

by _____

as _____

of _____



Delilah E. Swenson
Notary Public for Oregon
My commission expires 8-12-96

Dan & Brenda Fry
433 1st Street
Myrtle Point OR 97458

Grantor's Name and Address

Arthur & Jeanette Fry
P.O. Box 135
Sprague River OR 97639

Grantee's Name and Address

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

Arthur & Jeanette Fry
P.O. Box 135
Sprague River OR 97639

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

Arthur & Jeanette Fry
P.O. Box 135
Sprague River OR 97639

STATE OF OREGON,

County of Klamath

STATE OF OREGON,
County of Klamath ss.

SPACE RESERVE
FOR
RECORDER'S

Filed for record at request of:

Mountain Title Co

on this 19th day of Dec A.D. 19 94
at 11:17 o'clock A.M. and duly recorded
in Vol. M94 of Deeds Page 38034

Evelyn Biehn County Clerk

By Delilah E. Swenson

Fee, \$30.00

Deputy.

Fee \$30.00