

02-01-95A12:37 RCVD

BARGAIN AND SALE DEED

Until a change is requested, all  
tax statements shall be sent to:

Lori Lowe  
HC 61 Box 1055  
LaPine, OR 97739

After Recording Return To:

Francis & Martin  
1199 N.W. Wall St.  
Bend, OR 97701

ALFRED T. MEYER and FAITH J. MEYER, Grantors, convey to LORI  
SUZANNE LOWE, Grantee, the following described real property:

## PARCEL 1:

That portion of the E1/2 SW1/4 SW1/4 of Section 10, Township  
23 South, Range 10 East of the Willamette Meridian, Klamath County,  
Oregon, which lies South of Howard Lane. (Tax Account No. 2310  
01000 01300)

## PARCEL 2:

NW1/4 NW1/4 of Section 15, Township 23 South, Range 10 East of  
the Willamette Meridian, SAVING AND EXCEPTING that portion deed to  
Klamath County for public road purposes in Microfilm Records M-66  
on Page 6545, records of Klamath County, Oregon. (Tax Account Nos.  
2310 01500 00200 & 2310 01500 00300)

## SUBJECT TO:

1. The rights of the public in and to that portion of the  
premises herein described lying within the limits of roads and  
highways.
2. An easement over the Westerly 60' of the NW1/4 of the  
NW1/4 in Section 15, Township 23 South, Range 10 East of the  
Willamette Meridian, Klamath County, Oregon, for roadway and  
utility purposes only, conveyed to James Chester Emery and Mai  
Emery by Warranty Deed recorded November 17, 1977 in Volume M77 at  
page 22404, Microfilm Records of Klamath County, Oregon.
3. Mortgage in favor of Oregon Department of Veterans  
Affairs recorded December 24, 1979 in Volume M79 at page 29458,  
Microfilm Records of Klamath County, Oregon, with an approximate  
balance of \$48,130.88 which the grantees herein assume and agree to  
pay according to the terms and conditions thereof, (Loan No. P-  
28046) Affects Parcel 2 only.

1- Bargain and Sale Deed

Francis & Martin  
1199 N.W. Wall Street • Bend, Oregon 97701-1934  
(503) 389-5010

4. An easement, subject to the terms and provisions thereof, created by instrument recorded April 23, 1982 in Volume M82, Page 10886, Microfilm Records of Klamath County, Oregon in favor of Midstate Electric Cooperative, Inc. for electrical transmission line across Parcel 1.

The true consideration for this conveyance is NINETY-FIVE THOUSAND AND NO/100 DOLLARS (\$95,000.00).

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF THE 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.

DATED this 10 day of January, 1995.

Alfred T. Meyer  
ALFRED T. MEYER

Faith J. Meyer  
FAITH J. MEYER

STATE OF OREGON )  
County of Deschutes ) ss.

On this \_\_\_\_ day of \_\_\_\_\_, 1994, personally appeared the above-named ALFRED T. MEYER and acknowledged the foregoing instrument to be his voluntary act. Before me:

\_\_\_\_\_  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

STATE OF OREGON )  
County of Deschutes ) ss.

On this \_\_\_\_ day of \_\_\_\_\_, 1994, personally appeared the above-named FAITH J. MEYER, and acknowledged the foregoing instrument to be her voluntary act. Before me:

\_\_\_\_\_  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

2- Bargain and Sale Deed

State of CALIFORNIACounty of KERNOn 1-10-95 before me, JESSICA SNYDER-NOTARY  
(DATE) (NAME/TITLE OF OFFICER-I.e. "JANE DOE, NOTARY PUBLIC")personally appeared ALFRED T. MEYER  
(NAME(S) OF SIGNER(S))AND FAITH J. MEYER☐ 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.

(SEAL)

  
(SIGNATURE OF NOTARY)

## ATTENTION NOTARY

The information requested below and in the column to the right is OPTIONAL. Recording of this document is not required by law and is also optional. It could, however, prevent fraudulent attachment of this certificate to any unauthorized document.

THIS CERTIFICATE  
MUST BE ATTACHED  
TO THE DOCUMENT  
DESCRIBED AT RIGHT:

Title or Type of Document BARGAIN + SALE DEED  
Number of Pages 4 Date of Document 1-10-95  
Signer(s) Other Than Named Above \_\_\_\_\_

RIGHT THUMBPRINT (Optional)



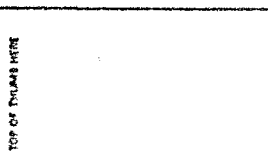
CAPACITY CLAIMED BY SIGNER(S)

☐ INDIVIDUAL(S)☐ CORPORATE \_\_\_\_\_OFFICER(S) \_\_\_\_\_  
(TITLE)☐ PARTNER(S) ☐ LIMITED☐ GENERAL☐ ATTORNEY IN FACT☐ TRUSTEE(S)☐ GUARDIAN/CONSERVATOR☐ OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:

(Name of Person(s) or Entity(ies))  
\_\_\_\_\_  
\_\_\_\_\_

RIGHT THUMBPRINT (Optional)



CAPACITY CLAIMED BY SIGNER(S)

☐ INDIVIDUAL(S)☐ CORPORATE \_\_\_\_\_OFFICER(S) \_\_\_\_\_  
(TITLE)☐ PARTNER(S) ☐ LIMITED☐ GENERAL☐ ATTORNEY IN FACT☐ TRUSTEE(S)☐ GUARDIAN/CONSERVATOR☐ OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:

(Name of Person(s) or Entity(ies))  
\_\_\_\_\_  
\_\_\_\_\_

2309

Dec 27, 1994

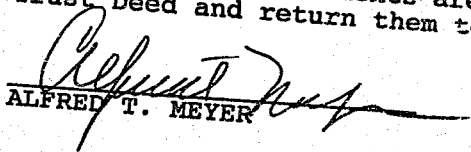
Lori Lowe  
HC 61 Box 1055  
LaPine, OR 97739

Dear Lori:

Accompanying this letter is a copy of the Deed to the property in Klamath Falls.

We estimate the value of the property at \$96,000. We are going to record the Deed upon your signing the enclosed Promissory Note and Trust Deed. You will note that the Note is for \$76,000. That is because we are giving you a gift of \$20,000.

If the enclosed documents are acceptable, please sign the Note and Trust Deed and return them to me.

  
ALFRED T. MEYER

  
FAITH J. MEYER

Enclosures

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Francis & Martin  
of Feb A.D. 19 95 at 11:37 o'clock A M., and duly recorded in Vol. M95  
of Deeds on Page 2306

FEE \$45.00

Bernetha G. Letsch County Clerk

By 