

NE

97333

BARGAIN AND SALE DEED

MTC 3480A



KNOW ALL MEN BY THESE PRESENTS, That Albert Bonderow and Louise Bonderow, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Robert M. Johnson and Burkett M. Johnson, not as tenants in common, but with the right of survivorship, 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:

REFER TO THE ATTACHED LEGAL DESCRIPTION

(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 \$ Clear Title

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 2nd day of April, 1991; 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.

Albert Bonderow
Albert Bonderow

Louise Bonderow
Louise Bonderow

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on April 2, 1991, by Albert Bonderow and Louise Bonderow

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

by _____

as _____

of _____

William M. Watkins
WILLIAM M. WATKINS
NOTARY PUBLIC - OREGON
My Commission Expires 5/31/94

My commission expires 5/31/94 Notary Public for Oregon

Albert & Louise Bonderow
98000 W. Benham Lane
Brookings, OR 97415
GRANTOR'S NAME AND ADDRESS

Robert M. & Burkett Johnson
P.O. Box 194
Midland, OR 97634
GRANTEE'S NAME AND ADDRESS

After recording return to:

Robert & Burkett Johnson
P.O. Box 194
Midland, OR 97634
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Same - No Change

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____

I certify that the within instrument 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/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

7687

MTC NO: 25079-K

EXHIBIT "A"
LEGAL DESCRIPTION

The following described real property in Klamath County, Oregon:

A parcel of land lying within the bounds of that tract of land recorded in M67 at page 3540 of Deed Records of Klamath County, Oregon, described therein as being located in the SE1/4 of the SE1/4 of Section 28, Township 39 South, Range 8 East of the Willamette Meridian, said parcel of land being more particularly described as follows:

Beginning at the most Southwesterly corner of above said tract of real property, which corner is described as being on the South boundary of aforesaid Section 28, distant 2074.11 feet East of the South 1/4 corner thereof; thence North 25 degrees 22' West 761.00 feet along the West boundary of aforesaid tract of real property to the most Northwesterly corner thereof, being located on the Southerly right of way boundary of the Klamath Falls - Ashland Highway (Ore 66) thence North 67 degrees 02 1/2' East along said tract of real property a distance of 418 feet being the true point of beginning of this description; thence South 25 degrees 22' East along the East boundary of said tract of real property a distance of 350.00 feet; thence South 67 degrees 02 1/2' West parallel with the aforesaid Southerly right of way of the Klamath Falls - Ashland Highway a distance of 252.00 feet; thence North 25 degrees 22' West 350.00 feet to a point on the aforesaid highway boundary a distance of 252.00 feet from the true point of beginning; thence North 67 degrees 02 1/2' East 252.00 feet along the said boundary to the true point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 31st day
of March A.D., 19 95 at 10:22 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 7686

FEE
\$35.00

Bernetha G. Leisch, County Clerk

By Lynette H. H. H.