

97334

MTC34004

BARGAIN AND SALE DEED

Vol. 1795 Page 7688

KNOW ALL MEN BY THESE PRESENTS, That ALBERT BONDEROW and LOUISE BONDEROW, Trustees under THE BONDEROW FAMILY TRUST dated October 14, 1991, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ROBERT M. JOHNSON and BURKETT M. JOHNSON, 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:

REAL PROPERTY DESCRIBED ON EXHIBIT "A" ATTACHED  
HERETO AND BY REFERENCE MADE A PART HEREOF

(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 \$50,000.00.

~~However, the actual consideration consists of or includes other property or value, to be shown in the whole or in part of the consideration (indicate which) or~~

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 21 day of October, 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  
LOUISE BONDEROW

STATE OF OREGON, County of Curry ss.

This instrument was acknowledged before me on October 21, 1991, by ALBERT BONDEROW & LOUISE BONDEROW

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

as \_\_\_\_\_

of \_\_\_\_\_

David R. Foster

Notary Public for Oregon

My commission expires January 1, 1994

ALBERT BONDEROW & LOUISE BONDEROW  
15889 Sunset Strip #16  
Brookings, OR 97415

GRANTOR'S NAME AND ADDRESS

ROBERT M. JOHNSON & BURKETT M. JOHNSON

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,

ss.

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

SPACE RESERVED  
FOR  
RECORDER'S USE



## EXHIBIT "A"

A parcel of land lying within the bounds of that tract of land recorded on Microfilm No. 67 at page 3540 of Deed Records of Klamath County Oregon, described therein as being located in the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  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  $\frac{1}{2}$  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 (Oregon 66) thence North 67° 02 $\frac{1}{2}$ ' East along said tract of real property a distance of 418 feet being the true point of beginning of this description; thence South 25° 22' East along the East boundary of said tract of real property a distance of 350.00 feet; thence South 67° 02 $\frac{1}{2}$ ' West parallel with the aforesaid Southerly right of way of the Klamath Falls-Ashland Highway a distance of 252.00 feet; thence North 25° 22' West 350.00 feet to a point on the aforesaid highway boundary distant of 252.00 feet from the true point of beginning; thence North 67° 02 $\frac{1}{2}$ ' 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 7688

FEE \$35.00

Bernetha G. Lersch, County Clerk

By Janette M. Lersch