

NA 97748

MTC 13916-7441
KNOW ALL MEN BY THESE PRESENTS, That Timm Burr, Inc., an Oregon Corporation

BARGAIN AND SALE DEED

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for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Gregory J. Decker 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:

Undivided 2/3 Rds interest in:

That portion of the NW1/4SE1/4NE1/4 of Section 28, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon lying Westerly of State Highway 97 and Easterly of a dirt road, being more particularly described as follows:

Beginning at an iron pin on the intersection of the Westerly right of way of said Highway 97 and the North line of said NW1/4SE1/4NE1/4 of Section 28; thence North 89°14'34" West, 418.97 feet to a point; thence South 10°27' East 370.78 feet to a point; thence South 3°40' West 306.25 feet, more or less, to a point on the South line of said NW1/4SE1/4NE1/4 of Section 28; thence South 89°41'56" East 360.13 feet, more or less, along said South line to an iron pin on the Westerly right of way line on said Highway 97; thence Northerly along said highway right of way to the point of the beginning.

EXCEPTING from the above described property that portion conveyed to the State of Oregon, by and through its Department of Transportation, Highway Division by Warranty Deed recorded June 26, 1990 in volume M90 page 12549, Deed records 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 \$10,723.26. 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 5th day of April, 1995, 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.

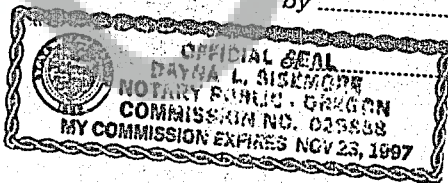
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Tim m Burr, Inc.
Randy L Shaw (Pres.)
By: Randy Shaw, President

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on April 5, 1995, by Randy L Shaw

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



My commission expires 11-23-97

Timm Burr Inc.
325 main ST, Ste 203
Klamath Falls, OR 97601
Grantor's Name and Address

Gregory J. Decker
325 main ST, Ste 205
Klamath Falls, OR 97601
Grantee's Name and Address

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

Gregory J. Decker
325 main ST, Ste 205
Klamath Falls, OR 97601

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

Gregory J. Decker
325 main ST, Ste 205
Klamath Falls, OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

FEE: \$30.00

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 6th day of April, 1995, at 10:31 o'clock A.M., and recorded in book/reel/volume No. M95 on page 8465 or as fee/file/instrument/microfilm/reception No. 97748, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co Clerk

By: Cynthia Heitz Deputy