

NA

BARGAIN AND SALE DEED

05-15-95P03:52 CVD



KNOW ALL MEN BY THESE PRESENTS, That JAMES G. CLARK

hereinafter called grantor,  
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
TRUSTEE OF THE 1978 HATTIE GAY TRUST  
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:

SEE ATTACHED EXHIBIT "A"

MOUNTAIN TITLE COMPANY, has recorded this  
instrument by request as an accommodation only,  
and has not examined it for regularity and sufficiency  
or as to its effect upon the title to any real property  
that may be described therein.

(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 \$.

However, the actual consideration consists of or includes other property or value given or promised which is  
the whole 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 day of 19;  
if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly author-  
ized 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.

CALIFORNIA

STATE OF OREGON, County of CONTRA COSTA ss.

This instrument was acknowledged before me on MAY 8, 1995,  
by R. K. BOLES

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

as

R. K. BOLES

Comm. #960884

NOTARY PUBLIC - CALIFORNIA

CONTRA COSTA COUNTY

My Comm. Expires Mar. 22, 1998

R. K. Boles

Notary Public for Oregon

My commission expires MARCH 22, 1998

James G. Clark

2684 Simas Ave.

Pinole, CA 94564

Grantor's Name and Address

1978 Hattie Gay Trust

P.O. Box 613

Klamath Falls, Oregon 97601

Grantee's Name and Address

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

James G. Clark

2684 Simas Ave.

Pinole, CA 94564

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

1978 Hattie Gay Trust

P.O. Box 613

Klamath Falls, OR 97601

STATE OF OREGON,

ss.

County of \_\_\_\_\_

I certify that the within instru-  
ment was received for record on the  
day of \_\_\_\_\_, 19\_\_\_\_,  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded  
in book/reel/volume No. \_\_\_\_\_ on  
page \_\_\_\_\_ or as fee/file/instru-  
ment/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"**  
**LEGAL DESCRIPTION**

**Section 34:** The NE1/4 of the NW1/4 and the W1/2 of the NW1/4, EXCEPT Deed Volume 102, page 362, Deed Records of Klamath County, Oregon, described as follows:

A parcel of land in the Northwest quarter of Section 34, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, and being a portion of that property which was conveyed by those certain deeds to Ben Gay as recorded in the Klamath County Records of Deeds, Volume 95, page 238 and Volume 99, page 467, and being more particularly described as follows:

Beginning at a point which is 587.9 feet North and 763.9 feet East of the West quarter corner of Section 34, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon; thence North 13 degrees 30' West a distance of 660.0 feet; thence North 76 degrees 30' East a distance of 660.0 feet; thence South 13 degrees 30' East a distance of 660.0 feet; thence South 76 degrees 30' West a distance of 660.0 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 15th day  
of May A.D., 19 95 at 3:52 o'clock P M., and duly recorded in Vol. M95,  
of Deeds on Page 12599.

Bernetha G. Letsch, County Clerk

FEE \$35.00

By Annette Mueller