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507

BARGAIN AND SALE DEED

Vol. M95 Page 13775

KNOW ALL MEN BY THESE PRESENTS, That RALPH F. COBB

hereinafter called grantor,  
 HAROLD GRANT SPIES and DEBRA K. SPIES  
 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:

Those improvements situated upon Lot 46, Tract SH-1,  
 Crescent Lake Recreation Unit, 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 \$50,000.00.

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 93.000.)

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 15 day of May, 1995;  
 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 30.030.

RALPH F. COBB

STATE OF OREGON, County of Lane ss.

This instrument was acknowledged before me on May 15, 1995,

by RALPH F. COBB

This instrument was acknowledged before me on , 19 ,

by

as



OFFICIAL SEAL  
 ROYA J. ESCOBAR  
 NOTARY PUBLIC - OREGON  
 COMMISSION NO. 013800  
 MY COMMISSION EXPIRES APR. 01, 1996

My commission expires 4/1/96

Notary Public for Oregon

My commission expires 4/1/96

Ralph F. Cobb

777 High Street, #300

Eugene, OR 97401

Grantor's Name and Address

Harold Grant &amp; Debra K. Spies

36050 Jasper Road

Springfield, OR 97478

Grantee's Name and Address

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

Harold Grant &amp; Debra K. Spies

36050 Jasper Road

Springfield, OR 97478

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

Harold Grant &amp; Debra K. Spies

36050 Jasper Road

Springfield, OR 97478

SPACE RESERVED  
 FOR  
 RECORDER'S USE

FEE:\$30.00

STATE OF OREGON,

County of Klamath ss.

I certify that the within instru-  
 ment was received for record on the  
 24th day of May, 1995,  
 at 3:14 o'clock P.M., and recorded  
 in book/reel/volume No. M95 on  
 page 13775 or as fee/file/instru-  
 ment/microfilm/reception No. 507,  
 Record of Deeds of said County.

Witness my hand and seal of  
 County affixed.

Bernetha G. Letsch, Co Clerk

By *Bernetha G. Letsch* Deputy

05-24-95P03:14 RCVD