

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Jesse Lang the 18th day
of July A.D., 19 95 at 3:54 o'clock P M., and duly recorded in Vol. M95
of Authority to Solemnize marriages on Page 18643

FEE \$5.00 -Will Pickup -

By Bernetha G. Letsch County Clerk
[Signature]

FORM No. 723 - BARGAIN AND SALE DEED (Individual or Corporate).

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2948

BARGAIN AND SALE DEED

Vol. M95 Page 18644

KNOW ALL MEN BY THESE PRESENTS, That Leonard Wilbur and Marion Wilbur, husband and wife, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
Charles Eugene Chandler and Sandra Claire Chandler, 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:

Lot 4, Block 6 SPRAGUE RIVER VALLEY ACRES,
according to the official plat thereof on
file in the office of the county Clerk
od Klamath County

(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 \$ -0-
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 ①, 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 15 day of July, 1994.
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 30.830.

See signatures in notary

STATE OF Arizona, County of Yavapai ss.

This instrument was acknowledged before me on July 15, 1994.

by Leonard Wilbur

This instrument was acknowledged before me on July 15, 1994.

by Marion Wilbur

as _____

of _____

Kathy L. Phillips Notary Public for Arizona
My commission expires My Commission Expires June 30, 1997

Leonard & Marion Wilbur
4617 Hacienda Dr.
Cottonwood, Az. 86326

Grantor's Name and Address

Charles & Sandra Chandler
702 Desert Jewel Dr.
Cottonwood, Az. 86326

Grantee's Name and Address

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

Charles & Sandra Chandler
702 Desert Jewel Dr.
Cottonwood, Az. 86326

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

Charles Chandler
702 Desert Jewel Dr.
Cottonwood, Az. 86326

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instru-
ment was received for record on the
18th day of July, 1995,
at 3:56 o'clock P M., and recorded
in book/reel/volume No. M95 on
page 18644 or as fee/file/instru-
ment/microfilm/reception No. 2948,
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Bernetha G. Letsch Co. Clerk

By [Signature] Deputy