

3499

BARGAIN AND SALE DEED

Vol. 1295 Page 19630

MT1396-150

KNOW ALL MEN BY THESE PRESENTS, That **MICHAEL F. SCHMECK and BETTIE A. SCHMECK**, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **MARTIN D. ALTER**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:

PARCEL 1: Lot 2 in Block 1 of Tract 1263, QUAIL RIDGE SUBDIVISION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2: Lots 6 and 7 in Block 10, BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH that portion of vacated Oregon Avenue adjoining the Northerly side of said lots.

(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 \$ **other than money**

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). ⓪ (The sentence between the symbols ⓪, if not applicable, should be deleted. See ORS 93.030.)

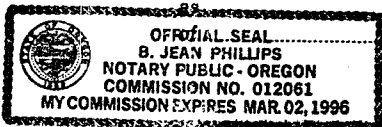
In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 27 day of July, 19 95; 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.

Michael F. Schmeck

Bettie A. Schmeck

STATE OF OREGON, County of KlamathThis instrument was acknowledged before me on July 27, 1995, by Michael F. Schmeck & Bettie A. SchmeckThis instrument was acknowledged before me on July 27, 1995, by Michael F. Schmeck & Bettie A. SchmeckMy commission expires 3-2-96 Notary Public for Oregon

Michael F. & Bettie A. Schmeck

Grantor's Name and Address

Martin D. Alter

4745 S. 6th

Klamath Falls, OR 97603

Grantee's Name and Address

Martin D. Alter

4745 S. 6th

Klamath Falls, OR 97603

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

Martin D. Alter

4745 S. 6th

Klamath Falls, OR 97603

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

SPACE RESERVED
FOR
RECORDER'S USE

Fees: \$30.00

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 27th day of July, 1995, at 3:23 o'clock P.M., and recorded in book/reel/volume No. M95 on page 19630 or as fee/file/instrument/microfilm/reception No. 3499, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch Co Clerk

NAME

TITLE

By Annette Mueller Deputy