

UTC 35082MS

BARGAIN SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That ALFRED L. EDGAR & Judy Edgar & William C. Nash & Lois Dian Nash, herein called grantor, for the consideration herein stated, does hereby grant, bargain, sell and convey unto Edgar Nash Investments, a partnership consisting of William C. Nash & Alfred L. Edgar herein 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 15 of Madison Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

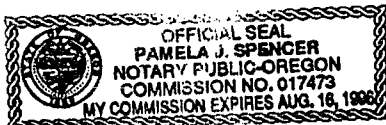
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ other value.

However, the actual consideration consists of or includes other property or value given or promised is the whole / part of the consideration.

In construing this deed and where the context so requires, the singular includes the plural and 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 3rd day of August, 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.

Until a change is requested, all tax statements shall be sent to grantees at the following address:



STATE OF OREGON, County of _____) ss.

This instrument was acknowledged before me on _____, 19____ by Alfred L. Edgar, Judy Edgar, William C. Nash, Lois Dian Nash

This instrument was acknowledged before me on 8/3, 1995 by JUDY EDGAR

ss.
or

Pamela J. Spencer

Notary Public of Oregon

My commission expires 8/16/96

Grantor: Alfred Edgar et al STATE OF OREGON,) ss.
County of _____)

Grantee: Edgar Nash Investments

3370 Lake Forest Rd
Chiloquin OR 97624

I certify that the within instrument 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/instrument/microfilm/reception No. _____, Record of Mortgages of said County.

Witness by my hand and seal of County affixed

AFTER RECORDING RETURN TO:

Grantee

NAME

TITLE

By _____

Deputy

State of Oregon

County of Klamath

August 7, 19 95

Personally appeared the above named Alfred L. Edgar, William C. Nash and Lois Diane Nash
and acknowledged the foregoing instrument to be their voluntary act and
deed.

WITNESS My hand and official seal.

(seal)

Marjorie A. Stuart
Notary Public for Oregon
My Commission expires: 12-20-98



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 10th day
of August A.D., 19 95 at 3:49 o'clock PM., and duly recorded in Vol. M95,
of Deeds on Page 21343.

FEE \$35.00

Bernetha G. Letsch, County Clerk
By Bernetha G. Letsch