

5091

BARGAIN AND SALE DEED

Vol. M95 Page

22861

KNOW ALL MEN BY THESE PRESENTS, That Thomas C. Howser, Trustee under Trust Agreement dated December 31, 1986, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Madeline A. Halnan, a married woman, 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 18, Block 3, Klamath Country, in the County of Klamath, State of Oregon, as shown on Map filed in Book 20, Page 6 of Maps in the office of the County Recorder of said 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 \$ 5,990.00.

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 21 day of August, 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.

Thomas C. Howser, Trustee under Trust Agreement dated 12-31-86

Thomas C. Howser, Trustee

STATE OF OREGON, County of Jackson

by Thomas C. Howser, Trustee, ss. August 23, 19 95

This instrument was acknowledged before me on _____, 19 _____,

by _____, 19 _____,

as _____ of _____



OFFICIAL SEAL
SHANA L. SUMMERS
NOTARY PUBLIC - OREGON
COMMISSION NO. 014381
MY COMMISSION EXPIRES APR. 2, 1996

Shana L. Summers
Notary Public for Oregon
My commission expires 4-2-96

Thomas C. Howser, Trustee
607 Siskiyou Blvd.
Ashland, OR 97520

Grantor's Name and Address

Madeline A. Halnan
C/O P.O. Box 27
Sprague River, OR 97639

Grantee's Name and Address

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

BLM Services, Inc.
247 E. Tahquitz Cyn Way #25-27
Palm Springs, CA 92262

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

Madeline A. Halnan
C/O P.O. Box 27
Sprague River, OR 97639

SPACE RESERVED
FOR
RECORDER'S USE

FEE: \$30.00

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 24th day of Aug, 19 95, at 2:08 o'clock P.M., and recorded in book/reel/volume No. M95 on page 22861 or as fee/file/instrument/microfilm/reception No. 5091, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co Clerk
NAME TITLE
Bernetha Letsch Deputy