

NA

5269

BARGAIN AND SALE DEED

K-47521

Vol. 1195

Page 23217

KNOW ALL MEN BY THESE PRESENTS, That BRIAN A. LEWIS

\_\_\_\_\_ , hereinafter called grantor,  
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JIM NEWNHAM  
and EVELYN NEWNHAM, 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:

Beginning at an iron pin in Tract 10 of DeWitt Home Tracts, which lies  
South 89° 44' West a distance of 1354.6 feet and South 1160.3 feet and  
South 89° 22' West a distance of 295.8 feet from the quarter section  
common to Section 7, Township 39 South, Range 9 East of Willamette Meridian,  
and Section 12, Township 39 South, Range 8 E.W.M. in Klamath County,  
Oregon and running thence: Continuing South 89° 22' West a distance of  
60 feet to an iron pin; thence South 126.8 feet to an iron pin on the  
North line of Sunnyside Drive; thence East along the North line of Sunnyside  
Drive a distance of 60 feet to an iron pin; thence North 127.3 feet more  
or less, to the point of beginning, In NW¼ SE¼ of Section 12, Township  
39 South, Range 8 East of Willamette Meridian.

(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 \$10,000.00

① However, the actual consideration consists of or includes other property or value given or promised which is  
the whole consideration (indicate which). ② (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 25 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 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 30.930.

STATE OF OREGON, County of KLAMATH ) ss.

This instrument was acknowledged before me on AUGUST 28, 1995,

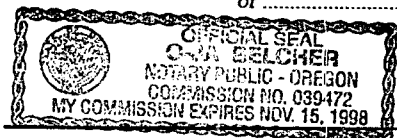
by BRIAN A. LEWIS.

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



O-J. Bulech

Notary Public for Oregon

My commission expires 11-15-1998

Brian A. Lewis  
11445 Highway 66  
Klamath Falls, OR 97601

Grantor's Name and Address

Jim and Evelyn Newnham  
2946 Patterson Street  
Klamath Falls, OR 97603

Grantee's Name and Address

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

Jim and Evelyn Newnham  
2946 Patterson Street  
Klamath Falls, OR 97603

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

Jim and Evelyn Newnham  
2946 Patterson Street  
Klamath Falls, OR 97603

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  
28th day of Aug, 19 95  
at 3:20 o'clock P.M., and recorded  
in book/reel/volume No. 1195 on  
page 23217 or as fee/tile/instru-  
ment/microfilm/reception No. 5269,  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

Bernetha G. Letsch, Co Clerk

NAME  
By Lynette Hult Deputy