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7329BARGAIN AND SALE DEED 475R1M95 Page 27226

KNOW ALL MEN BY THESE PRESENTS, That Jim Newnham and Evelyn Newnham, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Robert A. Newnham and Cynthia L. Newnham, husband and wife, hereinafter called grantees, 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 \$ 24,000.00

ⓐ 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 9<sup>th</sup> day of October, 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.

Jim Newnham

Evelyn Newnham

STATE OF OREGON, County of Klamath ) ss.This instrument was acknowledged before me on October 9<sup>th</sup>, 19 95,by Jim Newnham and Evelyn NewnhamThis instrument was acknowledged before me on October 9<sup>th</sup>, 19 95,

by

as



*Trudie Durant*  
Notary Public for Oregon

My commission expires

Jim and Evelyn Newnham  
2946 Patterson Street  
Klamath Falls, Oregon 97603  
Grantor's Name and Address

Robert and Cynthia Newnham  
5851 Reeder Road  
Klamath Falls, Oregon 97601  
Grantee's Name and Address

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

Robert and Cynthia Newnham  
5851 Reeder Road  
Klamath Falls, Oregon 97601

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

Robert and Cynthia Newnham  
5851 Reeder Road  
Klamath Falls, Oregon 97601

SPACE RESERVED  
FOR  
RECORDER'S USE

FeesP \$30.00

STATE OF OREGON;

County of Klamath } ss.

I certify that the within instrument was received for record on the 10<sup>th</sup> day of October, 19 95, at 10:19 o'clock AM, and recorded in book/reel/volume No. M95 on page 27226 or as fee/file/instrument/microfilm/reception No. 7329, 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