

10540

BARGAIN AND SALE DEED

Vol. 1495 Page 34014



KNOW ALL MEN BY THESE PRESENTS, That Timothy P. Murphy

hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Edward G. Colvin
and Sharon L. Colvin, 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:

PARCEL 1: That portion of Lot 4, Section 30, Township 40, South Range 12,
EWM, lying Southerly of Poe Valley-Malin Highway, Klamath County
Oregon.

PARCEL 2: All of Government Lot 1, Section 31, Township 40, South Range 12,
EWM, Klamath County, Oregon.

(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 \$ 4,000.00

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 13th day of December, 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.

Timothy P. Murphy
Timothy P. Murphy

Sharon L. Murphy, Witness

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on _____, 19____,
by ~~Timothy P. Murphy~~

This instrument was acknowledged before me on _____, 19____,
by See Attached

as

of

Notary Public for Oregon

My commission expires _____

TIMOTHY P. MURPHY

Grantor's Name and Address

EDWARD G. COLVIN

SHARON L. COLVIN

Grantee's Name and Address

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

EDWARD G. COLVIN/SHARON L. COLVIN

P.O. Box 537

Malin, OR 97632

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

Edward G. Colvin/Sharon L. Colvin

P.O. Box 537

Malin, OR 97632

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of _____ ss.

I certify that the within instru-
ment 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/instru-
ment/microfilm/reception No. _____,
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

NAME

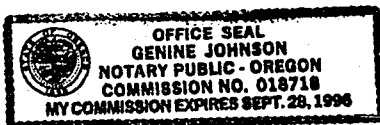
TITLE

By _____ Deputy

95 DEC 13 P3:23

STATE OF OREGON)
COUNTY OF KLAMATH) ss.

On this 13th day of December, 1995, before me personally appeared LUELLA L. MURPHY, personally known to me who was a subscribing witness to the foregoing instrument, stated that he resides at Klamath Falls, Oregon, that he/she knew TIMOTHY P. MURPHY, the persons described in and who executed the foregoing conveyance, and he acknowledged said instrument to be their voluntary act and deed.



Genine Johnson
NOTARY PUBLIC FOR OREGON
My Commission Expires: 9/28/96

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 13 day
of Dec. A.D., 19 95 at 3:23 o'clock P. M., and duly recorded in Vol. M95,
of Deeds on Page 34014

FEE \$35.00

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