

11187

K-47521

BARGAIN AND SALE DEED

Vol. 95 Page 35411

KNOW ALL MEN BY THESE PRESENTS, That

JOHN W. QUINN and WALTER FRANKLIN

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JOHN W. QUINN and NORA QUINN, husband and wife as to an undivided 1/2 interest; WALTER FRANKLIN and \*\* 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:

\*\* BLANCHE R. FRANKLIN, husband and wife as to an undivided 1/2 interest.

PARCEL ONE: Lot 1, Block 8, Tract 1080, WASHBURN PARK.

PARCEL TWO: A tract of land situated in the SW 1/4 of NW 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian and Lot 7 in Block 4 of THIRD ADDITION TO ALTAMONT ACRES. Beginning at a point that is 327 feet north of the intersection of the North line of LaVerne St. and the East line of Washburn Way; thence South along the East line of Washburn Way 100 feet.; thence East parallel to the North line of LaVerne St. to the West line of Lot 10 in Block 4 of THIRD ADDITION TO ALTAMONT ACRES; thence North along said West line 54.6 feet to the Northwest corner of said Lot 10; thence East along the North line of Lots 8, 9 and 10 in Block 4 300 feet to the West line of Avalon St.; thence North along said street 45.4 feet; thence West parallel to the North line of LaVerne St. to the point of beginning. EXCEPTING THEREFROM that portion deeded to the State of Oregon for highway purposes by instrument recorded September 10, 1965, in M-65 at page 1556.

(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 \$ NONE.

⓪ However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). ⓪ (The sentence between the symbols ⓪, 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 27th 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 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.

JOHN W. QUINN

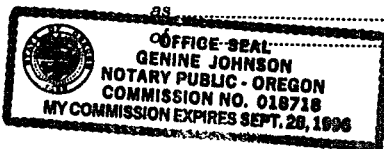
WALTER FRANKLIN

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on December 28, 1995, by JOHN W. QUINN and WALTER FRANKLIN

This instrument was acknowledged before me on December 28, 1995, by JOHN W. QUINN and WALTER FRANKLIN

This instrument was acknowledged before me on December 28, 1995, by JOHN W. QUINN and WALTER FRANKLIN



Notary Public for Oregon  
My commission expires September 28, 1996

JOHN W. QUINN  
WALTER FRANKLIN

Grantor's Name and Address

JOHN W. QUINN/NORA QUINN

WALTER FRANKLIN/BLANCHE R. FRANKLIN

Grantee's Name and Address

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

Quinn &amp; Franklin

P.O. Box 847

Klamath Falls, OR 97601

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

Quinn &amp; Franklin

P.O. Box 847

Klamath Falls, OR 97601

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 28th day of Dec, 1995, at 3:00 o'clock P.M., and recorded in book/reel/volume No. M95 on page 35411 or as fee/file/instrument/microfilm/reception No. 11187, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co Clerk

NAME TITLE  
By Pauline Mulendore Deputy

FEE: \$30.00

95 DEC 28 P3:00