

11552

BARGAIN AND SALE DEED

Vol. M96 Page 415

KNOW ALL MEN BY THESE PRESENTS, That

Mrs. Agnes M. Park

, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Mrs. and Mrs. Thomas and Edith Smith, 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 Falls, State of Oregon, described as follows, to-wit:

Lot 11, Block 36 Hot Springs Addition to the city of Klamath Falls, according to the official plat thereof on file in the office of the County clerk of 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 \$ 75,000.00

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) (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 18th 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.

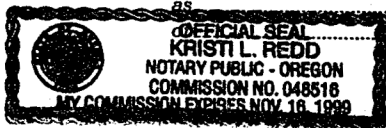
STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on December 18, 1995

by AGNES M. PARK

This instrument was acknowledged before me on , 19 ,

by



Kristi L. Redd  
My commission expires 11/16/99 Notary Public for Oregon

Agnes M. Park

Grantor's Name and Address

Thomas & Edith Smith

1930 Manzanita  
Klamath Falls, OR 97601

Grantee's Name and Address

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

Thomas and Edith Smith  
1930 Manzanita  
Klamath Falls, OR 97601

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

1930 Manzanita  
Klamath Falls, OR 97601

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 5th day of Jan, 1996, at 11:40 o'clock A.M., and recorded in book/reel/volume No. M96 on page 415 or as fee/file/instrument/microfilm/reception No. 11552, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co Clerk

By Lynette Fritz Deputy

FEE: \$30.00