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BARGAIN AND SALE DEED

Vol. M96 Page. 4847

KNOW ALL MEN BY THESE PRESENTS, That

Evergreen Mountain Properties, LLC

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

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:

Lot 22, Block 39, First Addition to Klamath Forest Estates, accord-  
ing to the official plat thereof, on file in the office of the  
County Clerk, 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 \$ 2,500.00

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 20 day of February, 1996;  
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.

Evergreen Mountain Properties, LLC

By Walter A. Giavia  
Walter A. Giavia

STATE OF OREGON, County of Klamath ) ss.

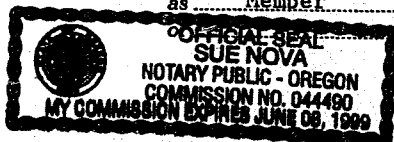
This instrument was acknowledged before me on , 19 ,

by This instrument was acknowledged before me on February 20 , 1996 ,

by Walter A. Giavia

as Member

Evergreen Mountain Properties, LLC



Sue Nova

Notary Public for Oregon

My commission expires June 8, 1999

Evergreen Mtn. Properties, LLC  
P.O. Box 5241

Klamath Falls, OR 97601

Grantor's Name and Address

Charlene A. Skellham

2038 California Avenue

Klamath Falls, OR 97601

Grantee's Name and Address

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

Charlene A. Skellham

2038 California Avenue

Klamath Falls, OR 97601

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

Charlene A. Skellham

2038 California Avenue

Klamath Falls, OR 97601

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  
22nd day of February , 19 96 ,  
at 11:02 o'clock A.M., and recorded  
in book/reel/volume No. M96 on  
page 4847 or as fee/file/instru-  
ment/microfilm/reception No. 13727 ,  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

Bernetha G Letsch County Clerk

NAME

TITLE

By Cheryl Russell Deputy