

14057

MTC 1396-7747

BARGAIN AND SALE DEED

Vol. 1000 Page 5608

KNOW ALL MEN BY THESE PRESENTS, That GARY HART

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto CATTLE INC., hereinafter called grantor, 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 17, at Lakewood Heights, 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 \$ 12,500.00

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 28th 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 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 February 28, 1996, by GARY HART

This instrument was acknowledged before me on February 28, 1996, by as



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

GARY HART
2691 Lakeshore Dr.
Klamath Falls, OR 97601

Grantor's Name and Address

Lost River Land & Cattle Inc.
1428 Pacific Terrace
Klamath Falls, OR 97601

Grantee's Name and Address

Lost River Land & Cattle Inc.
1428 Pacific Terrace
Klamath Falls, OR 97601

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

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

Lost River Land & Cattle Inc.
1428 Pacific Terrace
Klamath Falls, OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 29th day of February, 1996, at 11:51 o'clock AM, and recorded in book/reel/volume No. M96 on page 5608 or as fee/file/instrument/microfilm/reception No. 14057, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G Letsch County Clerk

By Cheryl Russell Deputy

Fee \$30.00

96 FEB 29 AM 1:51