

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That
MONTE LEON PASSMORE

hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
TERRI ANN PASSMORE

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: Beginning at the Northwest corner of HOMEDALE TRACT 25, thence South 0°20' West 128.5 feet to a stake; thence South 46°01' East 398.1 feet to a stake; thence North 26°30' East 75.9 feet to the Northeast corner of said Tract 25; thence North 43°30' West 464.5 feet to the point of beginning, being portions of HOMEDALE Tract 24 and 25.

EXCEPTING THEREFROM that portion described as follows: Beginning at the Southwest corner of Lot 13, Homedale, Klamath County, Oregon; thence South 0°20' West along the East boundary of Homedale Road, 19.22 feet to a one-half inch iron pin; thence South 67°32' East, 32.26 feet to the Southerly boundary of Lot 13; thence North 43°16'30" West, along the Southerly boundary of Lot 13, 43.33 feet, to the point of beginning.

PARCEL 2: Commencing at the Southwest corner of Lot 13, HOMEDALE, Klamath County, Oregon; thence South 43°16'30" East, along the Southerly boundary of Lot 13, 43.33 feet to the true point beginning; thence South 43°16'30" East, 75.17 feet to an iron pin; thence North 8°06'40" East, 31.88 feet to one-half inch iron pin; thence North 67°32' West, 60.63 feet to the true point of beginning.

(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 \$ divorce settlement. 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 15 day of April, 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.

MONTE LEON PASSMORE

STATE OF OREGON, County of Klamath, ss. This instrument was acknowledged before me on April 1, 1996,

by MONTE LEON PASSMORE

This instrument was acknowledged before me on April 1, 1996,

by _____

as _____



OFFICIAL SEAL
DARLEEN MACARTHUR
NOTARY PUBLIC - OREGON
COMMISSION NO. 029456
MY COMMISSION EXPIRES NOV 07, 1997

Darleen MacArthur
Notary Public for Oregon
My commission expires 11-7-97

MONTE LEON PASSMORE

Grantor's Name and Address

TERRI ANN PASSMORE
8353 ARANT RD
KLAMATH FALLS OR 97603

Grantor's Name and Address

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

TERRI ANN PASSMORE
8353 ARANT RD
KLAMATH FALLS OR 97603

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

TERRI ANN PASSMORE
8353 ARANT RD
KLAMATH FALLS OR 97603

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 4th day of April, 1996, at 11:45 o'clock AM, and recorded in book/reel/volume No. M96 on page 9524 or as fee/title/instrument/microfilm/reception No. 15959. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G Letsch, County Clerk
NAME TITLE
By Cheryl Howell Deputy

Fee \$30.00