

NA
18530

BARGAIN AND SALE DEED

Vol. M96 Page 14880

KNOW ALL MEN BY THESE PRESENTS, That
Christine A. Scott

, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
John R. Earp and Christine A. Earp, 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, State of Oregon, described as follows, to-wit:

All of the SW1/4 NE1/4 of Section 30 lying East of the centerline of Lost River, in
Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM:

A parcel of land beginning at a 1/2" rebar at the Southeast corner of the SW1/4 NE1/4 of
Section 30; thence North 00 degrees 15' 18" East 918.16 feet, along the East line of the
SW1/4 NE1/4, to a 1/2" rebar; thence North 89 degrees 57' 22" West 505.94 feet to a 1/2"
rebar on the left bank of Lost River; thence continuing North 89 degrees 57' 22" West 125
feet, more or less, to the centerline of Lost River; thence Southerly, along the
centerline of Lost River, to the South line of the SW1/4 NE1/4; thence South 89 degrees
57' 06" East 125 feet, more or less, to a 1/2" rebar on the left bank of Lost River;
thence continuing South 89 degrees 57' 06" East 599.17 feet, along the South line of the
SW1/4 NE1/4, to the point of beginning.

ALSO EXCEPTING THEREFROM:

A strip of land, 80 feet in width, deeded by Ernest Alfred Highman to the State Highway
Commission and recorded in Klamath County Deed Records, Volume 210 at page 145.

(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 \$ 0-

ⓐ 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 17th day of May, 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.

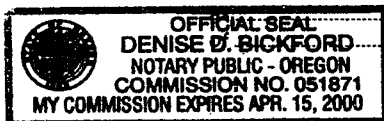
Christine A. Scott/aka Christine A. Earp

Christine A. Scott/aka Christine A. Earp

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on May 17, 1996,
by Christine A. Scott/aka Christine A. Earp

This instrument was acknowledged before me on _____, 19____,
by _____



Denise D. Bickford

Notary Public for Oregon
My commission expires 4-15-2000

Christine A. Earp
7071 Harpold Road
Klamath Falls, OR 97603

Grantor's Name and Address

John R. Earp & Christine A. Earp
7071 Harpold Road
Klamath Falls, OR 97603

Grantee's Name and Address

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

"Same as above"

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

Klamath First Federal S&L
540 Main Street
Klamath Falls, OR 97601

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-
ment was received for record on the
22nd day of May, 1996,
at 11:26 o'clock AM, and recorded
in book/reel/volume No. M96 on
page 14880 or as fee/file/instru-
ment/microfilm/reception No. 18530,
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Bernetha G Letsch, County Clerk

NAME

TITLE

By Christine A. Earp Deputy

Fee \$30.00