

20643

BARGAIN AND SALE DEED

Vol. MOLO Page 19434

KNOW ALL MEN BY THESE PRESENTS, That Bobby J. Williams

, hereinafter called grantor,

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

Bobby J. Williams and Rebecca L. Williams, husband & wife

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the

improvements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County

of Klamath, State of Oregon, described as follows, to-wit:

Beginning at the Northwest corner of Tract 10 in the Subdivision of Tracts 25 to 32, inclusive of Altamont Ranch Tracts; thence South 88 degrees 58' East a distance of 174.12 feet to the true point of beginning of this description; thence continuing South 88 degrees 58' East a distance of 370 feet more or less to the East line of said Tract 10; thence South along the East line of Tract 10, 440 feet more or less to a point; thence Westerly parallel with the Southern boundary of said Tract 10, to the point of intersection with the Easterly line of Austin Street; thence Northwesterly along the Easterly line of Austin Street, a distance of 160.59 feet more or less to a point; thence North 89 degrees 54' East 200 feet more or less to a point; thence North parallel to the East line of Tract 10 to the point of beginning.

(IF SPACE IS SUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto this 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 \$ none

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 27 day of June, 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 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 ss.This instrument was acknowledged before me on June 27, 1996, by Bobby J. Williamsby Bobby J. Williams This instrument was acknowledged before me on _____, 19____, by _____

Bernetha G. Letsch
My commission expires 11-14-96 Notary Public for Oregon

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 28th day of June, 1996, at 3:54 o'clock PM, and recorded in book/reel/volume No. M95 on page 19434 or as fee/file/instrument/microfilm/reception No. 20643, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, County Clerk
NAME TITLE

By Curry Lussick Deputy

Fee \$30.00

Grantor's Name and Address

Grantee's Name and Address

If so, recording return to: (Name, Address, Zip)

Mr. & Mrs. Bobby Williams
5473 Austin St
Klamath Falls OR 97603

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

No change

SPACE RESERVED
FOR
RECORDER'S USE

96 JUN 28 P3:54