

21493

BARGAIN AND SALE DEED
K-49412-S

Vol. m96 Page 21232

KNOW ALL MEN BY THESE PRESENTS, That PAUL W. PASSIEN AKA PAUL PASSIEN

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto PAUL W. PASSIEN AND MARLA E. PASSIEN, 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:

Parcel 1: Lots 189 and 190, Cregan Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 2: Lot 191, Cregan Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

96 JUL 17 AM 1:05

(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 \$ to clear title. 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 12 day of July, 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.

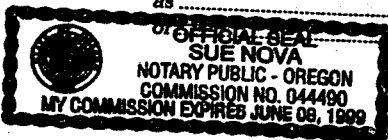
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

PAUL W. PASSIEN

STATE OF OREGON, County of KLAMATH

This instrument was acknowledged before me on July 12, 1996, by PAUL W. PASSIEN

This instrument was acknowledged before me on July 12, 1996, by PAUL W. PASSIEN



Sue Nova

Notary Public for Oregon
My commission expires June 8, 1999

AFTER RECORDING RETURN TO:

Paul W. and Marla E. Passien
4440 Cregan Ave
Klamath Falls OR 97601

RETURN TAX STATEMENTS TO:

SAME

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 17th day of July, 1996, at 11:05 o'clock AM, and recorded in book/reel/volume No. M96 on page 21232 or as fee/file/instrument/microfilm/reception No. 21493, 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