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23145

BARGAIN AND SALE DEED

Vol. m96 Page 24942

KNOW ALL MEN BY THESE PRESENTS, That Lee Delano Reddington

, hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Rita Leone Handel

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:

SEE ATTACHED LEGAL DESCRIPTIONS

(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 \$

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.

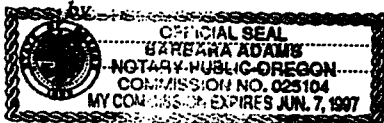
In Witness Whereof, the grantor has executed this instrument this 13th day of August, 1996, if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

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 AUGUST 13, 1996, by

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



Barbara Adams
Notary Public for Oregon

My commission expires 6-7-97

Grantor's Name and Address

Grantee's Name and Address

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

Rita Handel
7191 Henley Rd
Klamath Falls, Or 97603

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

as above

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.
County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/tile/instrument/microfilm/reception No. _____, Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

'96 AUG 14 AM:13

22096

PARCEL 1:

Beginning at an iron pin on the Westerly right of way line of the U.S.R.S. Lateral, and the North right of way line of the County Road, which lies S 89°33' W along the 40 line a distance of 702.6 feet and N 0°27' W a distance of 30 feet from the iron axle which marks the Southeast corner of the NE 1/4 of NE 1/4 of Section 25, Twp. 39 S., R. 9 E.W.M., in Klamath County, Oregon, and running thence S 89°33' W along the Northerly right of way line of the County Road, a distance of 180.4 feet to an iron pin; thence N 0°27' W a distance of 276.3 feet to an iron pin; thence N 89°33' E a distance of 135 feet to an iron pin on the Westerly right of way line of the U.S.R.S. Lateral; thence S 9°47' E along the Westerly right of way line of the U.S.R.S. Lateral, a distance of 280 feet, more or less, to the point of beginning, said tract containing one acre, more or less in the NE 1/4 of NE 1/4 of Section 25, Twp 39 S., R. 9 E.W.M.

PARCEL 2:

Beginning at a point which lies South 89°33' West along the 40 line a distance of 1009 feet and North 0°27' West a distance of 306.3 feet from the iron axle which marks the Southeast corner of the NE 1/4 of Section 25, Township 39 S.R. 9 E.W.M. and running thence: continuing North 0°27' West a distance of 276.3 feet to a point; thence North 89°33' East a distance of 215.5 feet to a point which lies on the Westerly right of way line of the USRS Lateral; thence South 9°47' East along the Westerly line of the USRS Lateral, a distance of 280.0 feet to a point; thence South 89°33' West a distance of 261.0 feet, more or less, to the point of beginning, said tract containing 1.50 acres, more or less, in the NW 1/4 of Section 25 Township 39 S.R. 9 E.W.M.

TAT T. J. JENSEN; COUNTY OF KLAMATH; ss.

Filed for record ~~at request of~~This 30 day of December A.D. 19 96 at 2:22 o'clock P.M. induly recorded in Vol. M 81 of Deeds on Page 22096

Fee \$8.00

EVELYN BIENR, Court. C.

By Jay McChesney

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Lee Delano Reddington the 14th day
of August A.D., 19 96 at 10:13 o'clock AM., and duly recorded in Vol. M96
of Deeds on Page 24942

Bernetha G. Letsch, County Clerk

FEB \$35.00

By Cherry J. Shouse