

NA

24829

MTC 38914 KA

BARGAIN AND SALE DEED

Vol. m96 Page 28639KNOW ALL MEN BY THESE PRESENTS, That John Junior Sears

, hereinafter called grantor,

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

John J. Sears and Katie R. Sears as tenants in commonhereinafter 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:

Beginning at a point 830 feet North and 440 feet West of the corner common to Section 19, 20, 29 and 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence West 75 feet; thence South 150 feet; thence East 75 feet; thence North 150 feet to the 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 \$. other than money

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ② (The sentence between the symbols ①, 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 26 day of August, 19 96; 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.

John Junior Sears
John Junior Sears

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on August 26, 1996,by John Junior Sears

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

by _____

as _____



OFFICIAL SEAL
KIMBERLY A. REVES
NOTARY PUBLIC-OREGON
COMMISSION NO. 051915
MY COMMISSION EXPIRES MAY 25, 2000

Kimberly A. Reves
Notary Public for Oregon

My commission expires 5/25/2000John Junior Sears

Grantor's Name and Address

Katie R. Sears

Grantee's Name and Address

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

John J. SearsP.O. Box 70629Shasta Lake, CA 96079-0629

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

John J. SearsP.O. Box 70629Shasta Lake, CA 96079-0629

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$30.00

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 11 day of September, 19 96, at 3:48 o'clock P.M., and recorded in book/reel/volume No. M96 on page 28639 or as fee/file/instrument/microfilm/reception No. 24829, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G Letsch, County Clerk

NAME

TITLE

By Cherry Phasell Deputy

96 SEP 11 P3:48