

NA

25564

BARGAIN AND SALE DEED

Vol. MAC Page 30162

KNOW ALL MEN BY THESE PRESENTS, That

..... WILLARD LEE STRICKLIND and AUDREY LOUISE STRICKLIND ....., hereinafter called grantor,  
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
..... BYRON LEE STRICKLIND and ANGELA JANE STRICKLIND, 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:

SEE ATTACHED LEGAL DESCRIPTION ON EXHIBIT "A" WHICH IS MADE A PART HEREOF BY  
THIS REFERENCE.

(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 \$ 1.00

① 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) ① (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 18 day of September ....., 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 FE-  
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.

*Willard Lee Strickland by Audrey Louise Strickland his attorney-in-fact*  
WILLARD LEE STRICKLIND  
AUDREY LOUISE STRICKLIND

STATE OF OREGON, County of Klamath ....., ss.This instrument was acknowledged before me on September 18 ....., 1996,  
by AUDREY LOUISE STRICKLIND

This instrument was acknowledged before me on ....., 1996,  
by AUDREY LOUISE STRICKLIND  
as ATTORNEY-IN-FACT

FOR WILLARD LEE STRICKLIND



*Kristi L. Redd*  
Notary Public for Oregon  
My commission expires 11/16/99

WILLARD LEE STRICKLIND &amp; AUDREY LOUISE STRICKLIND

2523 PATTERSON ST

KLAMATH FALLS OR 97603

Grantor's Name and Address

BYRON LEE STRICKLIND &amp; ANGELA JANE STRICKLIND

2545 PATTERSON ST

KLAMATH FALLS OR 97603

Grantee's Name and Address

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

BYRON LEE STRICKLINE &amp; ANGELA JANE STRICKLIND

2545 PATTERSON ST

KLAMATH FALLS OR 97603

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

BYRON LEE STRICKLIND &amp; ANGELA JANE STRICKLIND

2545 PATTERSON ST

KLAMATH FALLS OR 97603

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of ....., ss.

I certify that the within instru-  
ment was received for record on the  
..... day of ....., 1996,  
at ..... o'clock ..... M., and recorded  
in book/reel/volume No ..... on  
page ..... or as fee/file/instru-  
ment/microfilm/reception No .....,  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

NAME TITLE  
By ..... Deputy

EXHIBIT "A"  
LEGAL DESCRIPTION

30163

A parcel of land located in the NE1/4 of the SW1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin which lies North 0 degrees 51' West along the West line of the Northeast quarter of the Southwest quarter of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, a distance of 217.5 feet and North 89 degrees 09' East a distance of 30 feet from the iron axle which marks the Southwest corner of said Northeast quarter of the Southwest quarter of said Section 1; thence North 0 degrees 51' West a distance of 100.00 feet to an 5/8" rebar/cap stamped R. Scott 2265 Prop. Cor.; thence North 89 degrees 09' 00" East a distance of 200.00 feet to a 5/8" rebar/cap marked as said; thence South 00 degrees 51' 00" East a distance of 100.00 feet to the North line if extended of the tract of real property described in the deed from F.C. Adams and Gladys T. Adams, husband and wife, to Arthur G. Seely and C. Ernestine Seely, husband and wife, dated December 8, 1947, recorded March 25, 1954 in the Book 266, Page 146, Deed Records of Klamath County, Oregon, marked by a 5/8" rebar/cap marked as said; thence South 89 degrees 09' West along said North line of said Seely tract 200.00 feet more or less to the place of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 23rd day  
of Sept. A.D., 1996 at 3:38 o'clock P. M., and duly recorded in Vol. M96,  
of Deeds on Page 30162.

Bernetha G. Letsch County Clerk

FEE \$35.00

By

Kathleen Ross