

## BARGAIN SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That MTC 39281-MS Vivian E. Dudding

, herein called grantor, for the consideration herein stated, does hereby grant, bargain, sell and convey unto William Thomas Crowder and Emmy Jo Crowder herein 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:

Lot 9 in Block 1 of MIDLAND HILLS ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

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.

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 \$ 55,000.00.

However, the actual consideration consists of or includes other property or value given or promised is the whole / part of the consideration.

In construing this deed and where the context so requires, the singular includes the plural and grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

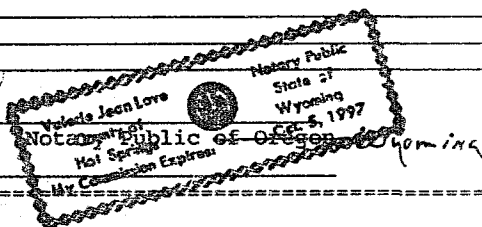
In Witness Whereof, the grantor has executed this instrument this 23rd day of September, 1996; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

Vivian E. Dudding  
Vivian E. Dudding

STATE OF ~~OREGON~~ <sup>Wyoming</sup>, County of Hot Springs ss.  
This instrument was acknowledged before me on Sept. 23rd, 1996  
by Vivian E. Dudding

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_

My commission expires \_\_\_\_\_



Grantor: Vivian E. Dudding

Grantee: William Thomas Crowder  
and Emmy Jo Crowder

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 30th day  
of Sept. A.D., 1996 at 3:55 o'clock P. M., and duly recorded in Vol. M96  
of Deeds on Page 31069

FEE \$30.00

Bernetha G. Letsch County Clerk

By Kathleen Bess

Return: William Crowder  
16820 N.W. Coburg Ln.  
Beaverton, Or. 97006