

NA

27106

BARGAIN AND SALE DEED  
MTC 39239 KRVol. m96 Page 33309

KNOW ALL MEN BY THESE PRESENTS, That

J.K. DEVELOPMENT CO., an Oregon corporation, hereinafter called grantor,  
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
KELLER CONSTRUCTION, INC., an Oregon Corporation,  
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:

Lot 10 in Block 21 of <sup>TRACT 1127</sup> NINTH ADDITION TO SUNSET VILLAGE, according to the  
official plat thereof on file in the office of the County Clerk of Klamath  
County, Oregon.

(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 \$24,000.00.

However, the actual consideration consists of or includes other property or value given or promised which is  
the whole 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 20 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 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 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.

J.K. DEVELOPMENT CO., an Oregon corporation

by: Joe L. Keller  
JOE L. KELLER, President

STATE OF OREGON, County of Klamath, ss.

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

This instrument was acknowledged before me on August 20, 1996,

by JOE L. KELLER

as PRESIDENT

of J.K. DEVELOPMENT CO., an Oregon corporation.



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

Kimberly A. Reeves  
Notary Public for Oregon

My commission expires 5/25/2000

J.K. DEVELOPMENT CO.

6412 HARLAN DRIVE

KLAMATH FALLS, OR 97603

Grantor's Name and Address

KELLER CONSTRUCTION, INC.

6412 HARLAN DRIVE

KLAMATH FALLS, OR 97603

Grantee's Name and Address

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

KELLER CONSTRUCTION, INC.

6412 HARLAN DRIVE

KLAMATH FALLS, OR 97603

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

KELLER CONSTRUCTION, INC.

6412 HARLAN DRIVE

KLAMATH FALLS, OR 97603

SPACE RESERVED  
FOR  
RECORDER'S USE

Fee: \$30.00

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instru-  
ment was received for record on the  
21st day of October, 1996  
at 3:54 o'clock P.M., and recorded  
in book/reel/volume No. M96 on  
page 33309 or as fee/file/instru-  
ment/microfilm/reception No. 27106,  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

By Kathleen Ross Deputy