

NA

27483

BARGAIN AND SALE DEED

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MTC37496LW

KNOW ALL MEN BY THESE PRESENTS, That J.K. DEVELOPMENT COMPANY, AN OREGON CORPORATION

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto KELLER CONSTRUCTION INCL., 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, Block 22 of Tract No. 1127, 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 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 25th day of October, 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.

Joe L. Keller Pres

STATE OF OREGON, County of KLAMATH) ss.

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

by _____

This instrument was acknowledged before me on October 25, 1996,

by Joe L. Keller

as President

of Keller Construction Inc



Lisa Legget-Weatherby
Notary Public for Oregon
My commission expires 11/20/99

J.K. DEVELOPMENT

Grantor's Name and Address

KELLER CONSTRUCTION INC.

Grantee's Name and Address

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

6412 Harlan Dr 97603
Klamath Falls, OR 97603

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

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 29th day of October, 1996, at 3:52 o'clock P.M., and recorded in book/reel/volume No. M96 on page 34145 or as fee/file/instrument/microfilm/reception No. 27483, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

By K. R. R. Deputy