

NA

28789

MTC 1306-0012

BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That Stanley Dale Peters and Linda Lee Peters, husband & wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto East Cascade Properties, Inc., 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:

Parcel 2 of Land Partition 19-96 in lots 10, 11, & 12, Block 2 of Plat of Beverly Heights, situated in the NW $\frac{1}{4}$, NE $\frac{1}{4}$, of Section 34, T38S, R09E, Klamath Co., OR.

Grantor hereby grants all remaining interest in described property.

96 NOV 22 AM 1:46

(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 \$12,000.00.

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 93.020.)

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 19th day of November, 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.

Stanley Dale Peters
Linda L. Peters
Linda L. Peters

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on November 19, 1996 by Linda L. Peters & Stanley Dale Peters

This instrument was acknowledged before me on _____, 19____, by _____, as _____ of _____



OFFICIAL SEAL
CARRIE M. TURNER
NOTARY PUBLIC-OREGON
COMMISSION NO. 057883
MY COMMISSION EXPIRES SEP 17, 2000

Carrie M. Turner

Notary Public for Oregon
My commission expires Sept. 17, 2000

Stanley Peters
4421 Lombard
Klamath Falls, OR. 97603

Grantor's Name and Address

East Cascade Prop., Inc.
P.O. Box 214
Klamath Falls, OR. 97601

Grantee's Name and Address

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

East Cascade Property, Inc.
P.O. Box 214
Klamath Falls, OR. 97601

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

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 22nd day of November, 1996, at 11:46 o'clock A.M., and recorded in book/reel/volume No. M96 on page 36812 or as fee/file/instrument/microfilm/reception No. 28789, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME TITLE

By *Kathleen Rose* Deputy

Fee: \$30.00