

NA

29841

SALE AND SALE DEED

Vol 1996

Page 38666

KNOW ALL MEN BY THESE PRESENTS, That JAMES I. LESENEY

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto STEVEN C. LESENEY

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:

Located at 1710-1712 Worden

Lots 9 & 10 in block 34 of Second Addition to the city of KLAMATH FALLS, according to the official plot thereof on file in the office of the County Clerk of KLAMATH COUNTY OREGON.

JAMES I. LESENEY is to retain a LIFE ESTATE to this property. as a consideration of this transaction.

(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. ~~Whereas, the actual consideration consists of or includes other property or value given or promised which is the subject of this consideration (indicate and describe):~~ (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 10 day of December, 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 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 30.830.

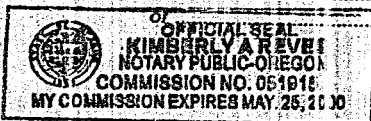
James I. Leseney

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on December 10, 1996, by James I. Leseney

This instrument was acknowledged before me on , 19 , by

as



Kimberly A. Reeves

Notary Public for Oregon My commission expires 5/25/2000

James I. Leseney
2209 Apple
Klamath Falls, OR 97601
Grantor's Name and Address

Steven C. Leseney
3047 Sandbar Circle
Orange, CA 92665
Grantee's Name and Address

After recording return to (Name, Address, Zip):
James I. Leseney
2209 Apple 97601
Klamath Falls, OR

Until requested otherwise send all tax statements to (Name, Address, Zip):
James I. Leseney
2209 Apple
Klamath Falls, OR 97601

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 12th day of December, 1996, at 11:43 o'clock A.M., and recorded in book/roll/volume No. M96 on page 38666 or as fee/file/instrument/microfilm/reception No. 29841, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Kathleen Reeves Deputy

Fee: \$30.00

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