

NS 31054 97 JAN -9 P1:00 Vol. M97 Page 599

Michael E Rupe  
PO Box 6152  
Salem, OR 97304

Roger & Teresa Jackway  
3520 Holbrook Rd.  
Klamath Falls, OR 97601

After recording, return to (Name, Address, Zip):  
Roger & Teresa Jackway  
3520 Holbrook Rd.  
Klamath Falls, OR 97601

On if requested otherwise, send all tax statements to (Name, Address, Zip):  
Roger & Teresa Jackway  
3520 Holbrook Rd.  
Klamath Falls, OR 97601

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 9th day of January, 1997, at 1:00 o'clock P.M., and recorded in book/reel/volume No. M97 on page 599 and/or as fee/file/instrument/microfilm/reception No. 31054 - Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk  
 NAME TITLE

By Kathleen Ross, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Michael E Rupe

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Roger D. Jackway & Teresa A. Jackway (husband & wife), 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 any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

A parcel of land situate in Section 7, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the South boundary of Tract No. 1046, Round Lake Estates, from which point the brass cap monument marking the East one-quarter section corner of Sec. 7, Twp., 39 S., R. 8 E.W.M., bears S. 89°55'26" E. 1385.00 feet and N. 0°07'28" W. 661.00 feet distant; thence N. 89°55'26" W., along the South boundary of said Tract No. 1046 and the extension thereof 2621.32 feet to a point on the West line of the NE¼SW¼ of said Section 7; thence S. 0°06'35" E. 668.06 feet to the Southwest corner of said NE¼SW¼; thence N. 89°53'55" E. 1334.92 feet to the Southeast corner of said NE¼SW¼; thence S. 89°51'05" E. 1285.11 feet along the South line of the NW¼SE¼ of said Section 7 to a point; thence North 665.52 feet to the point of beginning; containing 40.03 acres, more or less.

Together with the following described mobile home which is firmly affixed to the property:  
 1981 Parkway, 14' x 67', Serial No. 6665

ALSO, together with an appropriation of ground water for 40 acres - Permit No. G-9899

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0 (none). <sup>⓪</sup> However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. <sup>⓪</sup> (The sentence between the symbols <sup>⓪</sup>, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 30th day of December, 1996; if grantor is a corporation, it has caused its name to be signed and its seal, if any, 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.

Michael E Rupe

STATE OF OREGON, County of MARION } ss.

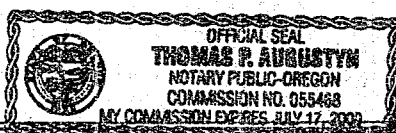
This instrument was acknowledged before me on January 6, 1997.

by Michael E Rupe

by PA This instrument was acknowledged before me on 19

as \_\_\_\_\_

of \_\_\_\_\_



Thomas P. Augustyn  
 Notary Public for Oregon  
 My commission expires 7/17/2000

ch.  
 30-