

MTC 400036W
BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that:

JAMES A. RHODES, ALL OF HIS UNDIVIDED INTEREST.

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto:

BRENT E. JEFFERS and SUSAN L. JEFFERS, husband and 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 6 in Block 8, ORIGINAL TOWN OF MERRILL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$5,000.00. 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).

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 February 20, 1997; 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.

James A. Rhodes
JAMES A. RHODES

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on February 20, 1997, by JAMES A. RHODES

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

by
as
of

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

JAMES A. RHODES

GRANTOR'S NAME AND ADDRESS

BRENT E. JEFFERS

P.O. BOX 994761

REDDING, CA 96099

GRANTEE'S NAME AND ADDRESS

After recording return to:

BRENT E. JEFFERS

P.O. BOX 994761

REDDING, CA 96099

Until a change is requested all tax statements shall be sent to the following address

BRENT E. JEFFERS

P.O. BOX 994761

REDDING, CA 96099



STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle

on this 27th day of February A.D., 1997
at 12:00 o'clock A. M. and duly recorded
in Vol. M97 of Deeds Page 5851

Bernetha G. Letsch, County Clerk

By Kathleen Row
Fee, \$30.00 Deputy

97 FEB 27 P12:00