

33563

97 FEB 27 P2:40

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Grantor's Name and Address

Grantee's Name and Address

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

Klamath County Title Co. Collections

422 Main Street

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 \_\_\_\_\_ } ss.

I certify that the within instrument  
was received for record on the \_\_\_\_\_ day  
of \_\_\_\_\_, 19\_\_\_\_, at  
\_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in  
book/reel/volume No. \_\_\_\_\_ on page  
\_\_\_\_\_ and/or as fee/file/instru-  
ment/microfilm/reception No. \_\_\_\_\_,  
Records of said County.

Witness my hand and seal of County  
affixed.

NAME

TITLE

By \_\_\_\_\_, Deputy.

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that GARY R. GRAHAM

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

GARY R. GRAHAM AND CHRISTINE M. GRAHAM

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:

See Exhibit "A" attached hereto and by this reference made a part hereof.

(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 \$ \_\_\_\_\_. <sup>Ⓢ</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>Ⓢ</sup> (The sentence between the symbols <sup>Ⓢ</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 26 day of February, 1997; 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.

GARY R. GRAHAM

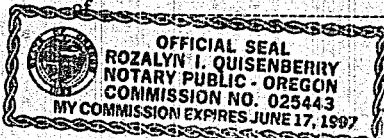
STATE OF OREGON, County of Klamath ) ss.

This instrument was acknowledged before me on February 26, 1997,  
by Gary R. Graham

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_,

as \_\_\_\_\_,



Rozalyn I. Quisenberry  
Notary Public for Oregon

My commission expires 6-17-97



## EXHIBIT "A"

SE $\frac{1}{4}$ SW $\frac{1}{4}$ , SW $\frac{1}{4}$ SE $\frac{1}{4}$ , NW $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ , W $\frac{1}{2}$ W $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ , and W $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ , EXCEPTING THEREFROM the E $\frac{1}{4}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$ , AND FURTHER EXCEPTING, a parcel of land situated in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ , more particularly described as follows: Beginning at a 5/8" iron rod on the South line of said Section 20, said point being South 89°40'08" West along said South line a distance of 686.13 feet from the  $\frac{1}{4}$  corner common to Sections 20 and 29; thence continuing South 89°40'08" West a distance of 631.84 feet to a 5/8" iron rod at the West 1/16 Corner common to Sections 20 and 29; thence North 00°10'04" East, along the West line of the SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 20, a distance of 1380.10 feet to the SW 1/16 corner of Section 20; thence North 89°52'56" East along the North line of the SE $\frac{1}{4}$  OF THE SW $\frac{1}{4}$  of Section 20, a distance of 631.82 feet to a 5/8" iron rod; thence South 00°10'04" West a distance of 1377.75 feet to the point of beginning. EXCEPTING THEREFROM, any portion lying within the Miller Island Road right of way. Together with an easement for irrigation and drainage purposes in the most southerly 60 feet of the E $\frac{1}{4}$  of the SW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 20, Township 39 South, Range 9 East of the Willamette.

All situate in Section 20, Township 39 South, Range 9 East of the Willamette Meridian.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Gary R. Graham the 27th day  
of February A.D., 19 97 at 2:40 o'clock P. M., and duly recorded in Vol. M97  
of Deeds on Page 5886

Bernetha G. Letsch, County Clerk

FEE \$35.00

by Kathleen Ross