

NL

35397

BARGAIN AND SALE OF property

Vol. 1197 Page 9816

KNOW ALL MEN BY THESE PRESENTS, That

J.L. DEL RIO (Owner-Seller)

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

JACOB CORONADO DIAZ (and )

(buyer)

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:

Property/ Properties; Located in the first addition to Klamath Forest estates. (Sprague River, Oregon), LOT 8 BLOCK 40, (on little Fawn rd.)

The entire price to be paid for said above property/Properties; \$ 5,500.00 (Five thousand five hundred). At 10%, interest per annum.

Payable as follows: In acceptance of this agreement \$100.00 as the earnest money-down payment. And \$ 100.00 dollars per month thereafter, till paid in full.

Monthly payment to be paid directly to; J.L. DEL RIO

P.O. BOX 1341

Fresno California, 93715-1341

(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 \$ 5,500.00

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). (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 1st day of September, 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.

Jacoba Coronado Diaz (buyer)

J.L. Del Rio (seller)

STATE OF CALIFORNIA County of Fresno ) ss.

This instrument was acknowledged before me on , 19

by This instrument was acknowledged before me on , 19

as of

My commission expires Notary Public for California

J.L. DEL RIO  
P.O. Box 1341  
Fresno, California 93715  
Grantor's Name and Address

Jacoba C. Diaz  
P.O. Box 153  
Del Rey, Ca. 93616  
Grantee's Name and Address

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

J.L. DEL RIO  
P.O. Box 1341  
Fresno, Ca. 93715  
Until requested otherwise send all tax statements to (Name, Address, Zip):

JACOB C. DIAZ  
P.O. Box 153  
Del Rey, Ca. 93616

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 or as fee/file/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

2/35

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

9817

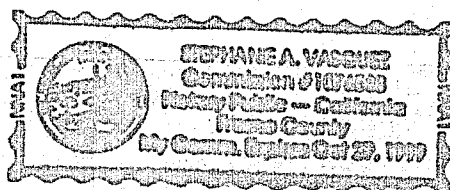
State of California

County of Fresno

On Sept 21, 1996 before me, Stephanie A Vasquez Notary Public

personally appeared Jacoba Coronado Diaz, J.L. Delrio

☐ personally known to me - OR - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Stephanie A Vasquez  
Signature of Notary Public

**OPTIONAL**

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

**Description of Attached Document**

Title or Type of Document: Bargain and Sale of Property

Document Date: 9-21-96 Number of Pages: 1

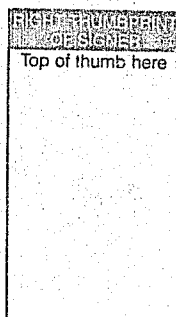
Signer(s) Other Than Named Above: none

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: Jacoba Coronado Diaz  
J.L. Delrio

- ☒ Individual
- ☐ Corporate Officer
- Title(s): \_\_\_\_\_
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: \_\_\_\_\_

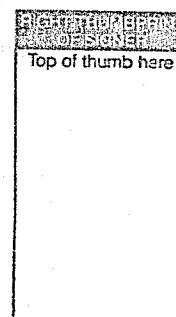
Signer is Representing:



Signer's Name: \_\_\_\_\_

- ☐ Individual
- ☐ Corporate Officer
- Title(s): \_\_\_\_\_
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: \_\_\_\_\_

Signer is Representing:



STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of J.L. Del Rio the 3rd day of April A.D., 19 97 at 1:23 o'clock P. M., and duly recorded in Vol. M97 of Deeds on Page 9816

FEE \$35.00

by Bernetha G. Letsch, County Clerk  
Kathleen Ross