

NS

36716

MTC 1396-8224

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STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 25th day of April, 1997, at 2:50 o'clock P.M., and recorded in book/reel/volume No. M97 on page 12723 and/or as fee/file/instrument/microfilm/reception No. 36716-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

By Kathleen Rose, Deputy.

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that LOUIS RANDALL AND MARIEN RANDALL, individually and in their capacity as CIRCLE FIVE RANCH, Inc., hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ROY TERAULT AND BARBARA TERAULT, 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 any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

The East 350 feet of the SE1/4 of the NW1/4 of Section 31, Township 39 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.
Reserving the East 30 feet for roadway purposes.

97 APR 25 P 2:50

** Fulfillment of Real Estate Contract dated June 1, 1973.**

(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 \$25

~~which consideration consists of or includes any property or interest therein which is or may be subject to a lien or other claim of any person or entity other than the grantor.~~ (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

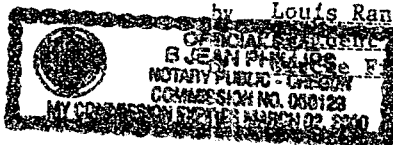
In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 18 day of April, 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.

Louis Randall
Louis Randall
Marrien Randall
Marrien Randall
Circle Five Ranch, Inc.
Circle Five Ranch, Inc.
Louis Randall Pres.

STATE OF OREGON, County of Klamath
This instrument was acknowledged before me on April 18, 95, 1997,
by Louis Randall and Marrien Randall
This instrument was acknowledged before me on April 18, 95, 1997,
by Louis Randall and Marrien Randall



B. Jean Shiff
Notary Public for Oregon
My commission expires 3-2-2000