

NA

40151

BARGAIN AND SALE DEED

Vol. M97 Page 20094



KNOW ALL MEN BY THESE PRESENTS, That BETTY BREITBARTH, TRUSTEE OF THE J & B TRUST, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ROBERT N. GRIFFITH AND AMY L. GRIFFITH, 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:

The Westerly 112 feet of Tract 35, PLEASANT HOME TRACTS NO. 2, in the County of Klamath, State of Oregon.

CODE 41 MAP 3909-2AD TL 5400

(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 \$ 71,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 26th day of June, 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.

BY: BETTY BREITBARTH, TRUSTEE OF THE J & B TRUST

PNB
RAC

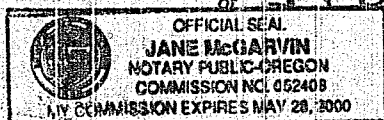
STATE OF OREGON, County of Clackamas ss.

This instrument was acknowledged before me on June 26, 1997.

by Betty Breit Barth, 1997.

as Trustee

of J & B Trust



Jane McGarvin
Notary Public for Oregon
My commission expires 5/28/2000

J & B TRUST

Grantor's Name and Address

ROBERT N. GRIFFITH
AMY L. GRIFFITH

Grantee's Name and Address

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

ROBERT N. GRIFFITH
AMY L. GRIFFITH

Until requested otherwise send all tax statements to (Name, Address, Zip):

ROBERT N. GRIFFITH
AMY L. GRIFFITH

As above

SPACE RESERVED
FOR
RECORDER'S USE

OR.
97603

Fee: \$30.00

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 27th day of June, 1997, at 2:38 o'clock P.M., and recorded in book/reel/volume No. M97 on page 20094 or as fee/title/instrument/microfilm/reception No. 40151, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Kathleen Brown Deputy

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