

m97-41944-KA

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that JACK H. ROBERTS AND KARIN W. ROBERTS, herein called Grantor, for the consideration herein stated does hereby grant, bargain, sell and convey unto JOHN KORYNASZ AND JUDITH M. KORYNASZ, HUSBAND AND WIFE, herein 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:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

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.

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, Property Line Adjustment 21-97.

However, the actual consideration consists of or includes other property or value given or promised is the whole/part of the consideration.

In construing this deed and where the context so requires, the singular includes the plural and 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 July 28, 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.

Jack H. Roberts
Jack H. Roberts

Karin W. Roberts
Karin W. Roberts

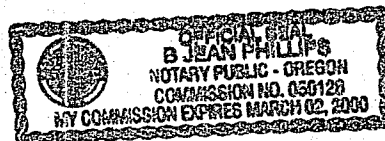


STATE OF OREGON, County of Klamath
acknowledged before me on July 29, 1997
Jack H. Roberts and Karin W. Roberts as their voluntary act and deed.

) ss.
, by

B. J. Phillips
Notary Public of Oregon

My commission expires 3-2-2000



AFTER RECORDING RETURN TO:
James H. Tews and Susan L. Tews
1936 Eldorado
City 97601

AmeriTitle

A parcel of land located in the SE1/4 of Section 20, T.38S., R.9E., W.M., Klamath County, Oregon; said parcel being a portion of Lot 16, Block 8, Eldorado Addition to Klamath Falls, Oregon and an adjacent portion of vacated Peach Street, being more particularly described as follows:

Beginning at a point on the lot line common to Lots 15 and 16, Block 8 in said Eldorado Addition from which the southerly lot corner common to said Lots 15 and 16 bears S24°25'52"W 64.58 feet; thence along said lot line and the extension thereof N24°25'52"E 41.69 feet to the southwesterly right-of-way line of Eldorado Boulevard; thence following said right-of-way line 12.72 feet along the arc of a 1493.96 foot radius curve to the left, the long chord of which bears S39°29'40"E 12.72 feet; thence, leaving said right-of-way line, S43°56'10"W 30.60 feet; thence S33°54'45"W 7.36 feet to the point of beginning.

7/22/97
1275-10

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AmeriTitle the 30th day
of July A.D., 19 97 at 10:51 o'clock A M., and duly recorded in Vol. M97
of Deeds on Page 24309.

Bernetha G. Letsch, County Clerk

By *Bernetha G. Letsch*

FEE \$35.00