

43313

BARGAIN AND SALE DEED

26162

KNOW ALL MEN BY THESE PRESENTS, That JOHN R. HELMS and JOANI A. HELMS

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JOHN and JOANI HELMS AS TRUSTEES FOR THE JOHN R. HELMS & JOANI A. HELMS 1997 LIVING TRUST 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:

Government Lot 7 of Section 21, Township 39 South, Range 10 East of the Willamette Meridian.

97 AUG -8 P 331

(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 \$ 0.00

~~part of the consideration consists of a certain other property or value given or promised which is~~ 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 8 day of August, 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.

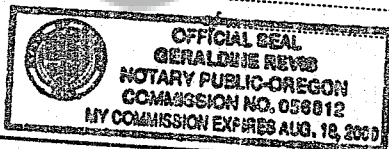
JOHN R. HELMS

JOANI A. HELMS

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on Aug. 8, 1997, by John R. Helms & Joani A. Helms

This instrument was acknowledged before me on Aug. 8, 1997, as



Geraldine Lewis, Notary Public for Oregon, My commission expires Aug. 18, 2000

John and Joani Helms
10901 Crystal Springs Road
Klamath Falls, OR 97603
Grantor's Name and Address

John and Joani Helms as Trustees
10901 Crystal Springs Road
Klamath Falls, OR 97603
Grantee's Name and Address

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

John & Joani Helms
10901 Crystal Springs Road
Klamath Falls, OR 97603

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

John and Joani Helms as Trustees
10901 Crystal Springs Road
Klamath Falls, OR 97603

SPACE RESERVED FOR RECORDER'S USE

Fee: \$30.00

STATE OF OREGON, County of Klamath ss.

I certify that the within instrument was received for record on the 8th day of August, 1997, at 3:31 o'clock P. M., and recorded in book/reel/volume No. M97 on page 26162 or as fee/file/instrument/microfilm/reception No. 43313, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Kathleen Rose Deputy