FORM No. 722 – BARGAIN AND SALE DEED (Individual or Corporate). COPYRIGHT 1993 STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR 97204

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William and Candice Richter
6569 Bufflehead Drive
Bonanza, OR 97623
Grantor's Name and Address

Bill and Tracey Middlebrooks
PO Box 95
Merrill, OR 97633
Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Bill & Tracey Middlebrooks
PO Box 95
Merrill, OR 97623

Until requested otherwise, send all tax statements to (Name, Address, Zip):
Bill & Tracey Middlebrooks
PO Box 95
Merrill, OR 97623

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 19th day of August, 1997, at 10:35 o'clock A.M., and recorded in book/reel/volume No. M97 on page 27142 and/or as fee/file/instrument/microfilm/reception No. 43786-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

By Pauline Mullendore, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that William L Richter and Candice Richter, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Bill Middlebrooks and Tracey Middlebrooks, 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:

Lot 19, Block 61, KLAMATH FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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 $ 1.00 ~~However, the actual consideration consists of or includes other property or value given or promised which is ☒ part of the ☐ the whole (indicate which) consideration.~~ (The sentence between the symbols ①, 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 18th day of August, 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.

William L Richter
Candice L Richter

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on August 18, 1997, by William L. Richter & Candace L. Richter

This instrument was acknowledged before me on _____, 19__,

by _____

as _____

of _____

OFFICIAL SEAL
JOAN L. KATTENHORN
NOTARY PUBLIC-OREGON
COMMISSION NO. 087904
MY COMMISSION EXPIRES SEP. 23, 2000

Joan L Kattenhorn
Notary Public for Oregon
My commission expires 9/23/2000

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