

43841

Bill & Tracy Middlebrooks  
PO Box 95  
Merrill, OR 97633  
Grantor's Name and Address  
William L. Richter  
6569 Bufflehead Drive  
Bonanza, OR 97623  
Grantee's Name and Address

After recording, return to Grantor's Address:  
William L. Richter  
6569 Bufflehead Drive  
Bonanza, OR 97623

Until registered otherwise, send all tax statements to (Name, Address, Zip):  
William L. Richter  
6569 Bufflehead Drive  
Bonanza, OR 97623

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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 3:46 o'clock P.M., and recorded in book/reel/volume No. M92 on page 27256 and/or as fee/file/instrument/microfilm/reception No. 43841 Deeds Records of said County.

Witness my hand and seal of County affixed.

Bernatha G. Letsch, Co. Clerk  
NAME TITLE

Fee \$30.00

MTC 47731-MG

By *Pauline Mulendore*, Deputy.

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Bill & Tracey Middlebrooks, husband and wife

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto William L. Richter  
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 21, Block 40, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat 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 in premises which is part of the whole (Indicate which consideration) (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 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.

STATE OF OREGON, County of

This instrument was acknowledged before me on

by *Bill & Tracy Middlebrooks*

This instrument was acknowledged before me on

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_

ss.

*August 18, 1997*

, 19\_\_\_\_

*John L. Rattenborn*  
Notary Public for Oregon  
My commission expires *9/23/2000*

