

NS

44453

97 AUG 29 P3:50

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Dixon

33000 McCartie Lane

Bonanza OR 97623

Grantor's Name and Address

Willard

PO Box 11

Bonanza OR 97623

Grantor's Name and Address

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

Willard

PO Box 11

Bonanza OR 97623

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

Willard

PO Box 11

Bonanza OR 97623

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 29th day of August, 1997, at 3:50 o'clock P.M., and recorded in book/reel/volume No. M97 on page 28651 and/or as fee/file/instrument/microfilm/reception No. 44453-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

Fee: \$30.00

By Kathleen Rose, Deputy.

MTC 1396-8512

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that RALPH DIXON AND MARY JO DIXON, husband and wife as to their undivided 1/2 interest hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BRUCE L. WILLARD AND JEANINE M. WILLARD, HUSBAND AND WIFE, as to an undivided 1/2 interest 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:

Beginning at the Southwest corner of the Southeast one quarter of the Northeast one quarter of Section 10, township 39 South Range 11 East of the Willamette Meridian, thence running East 1395.5 feet, to a point on the south line of the Northwest one quarter of Section 11, Township 39 South, Range 11 East of the Willamette Meridian; thence North 548 Feet to a point: thence West 1395.5 feet to a point on the West line of the Southeast one quarter of the Northeast one quarter of said Section 10; thence South along said West line 548 feet to the point of beginning.

AMERITITLE, has recorded this Instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 \$ other. 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 @, 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 29th 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.

Ralph Dixon

Mary Jo Dixon

STATE OF OREGON, County of Klamath ) ss.

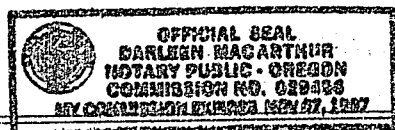
This instrument was acknowledged before me on August 29, 1997, by Ralph Dixon and Mary Jo Dixon

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Darleen MacArthur

Notary Public for Oregon

My commission expires 11-7-97