

NS

45382

'97 SEP 17 P2:25

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Charles M. Kramer  
 Janice M. Kramer  
 144610 Birchwood Rd. LaPine OR 97739  
 Grantor's Name and Address  
 Kenneth E. Walker  
 Corrine D. Walker  
 3444 E St. Springfield OR 97478  
 Grantee's Name and Address  
 After recording, return to (Name, Address, Zip):  
 Kenneth E. Walker  
 3444 E Street Springfield OR 97478

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

SPACE RESERVED  
 FOR  
 RECORDER'S USE

Fee: \$30.00

KS016008

STATE OF OREGON,  
 County of Klamath } ss.

I certify that the within instrument was received for record on the 17th day of Sept., 1997, at 2:25 o'clock P.M., and recorded in book/reel/volume No. M97 on page 30477 and/or as fee/file/instrument/microfilm/reception No. 45382-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk  
 NAME TITLE

By Kathleen Rose, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that CHARLES M. KRAMER and JANICE M. KRAMER, husband and wife \*\*\*\*\*

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto KENNETH E. WALKER and CORRINE D. WALKER

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 17, Block 6, SUN FOREST ESTATES, TRACT 1060, as shown by Map on file in the office of the County Recorder.

(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 \$ 28,000.00\*\*\* © 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 ©, 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 12th day of September, 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.

Charles M. Kramer  
Janice M. Kramer

STATE OF OREGON, County of Deschutes } ss.  
 This instrument was acknowledged before me on September 12, 1997,  
 by Charles M. Kramer  
 This instrument was acknowledged before me on September 12, 1997,  
 by Janice M. Kramer  
 as \_\_\_\_\_  
 of \_\_\_\_\_

Carol J. Doyle  
 Notary Public for Oregon  
 My commission expires 1-8-2001