

NS

45843

Vol. M97 Page 31395

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 25th day of Sept., 1997, at 2:28 o'clock P.M., and recorded in book/reel/volume No. M97 on page 31395 and/or as fee/file/instrument/microfilm/reception No. 45843-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

By

Katherine R. Rose, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Alexander R. Cheyne and Katherine Cheyne

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ALEXIS CHARLTON as to an undivided 35 % interest and CAROL CHESNUT as to an undivided 35 % 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:

Lot 609 in Block 103, MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$ gift * ☐ 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.)

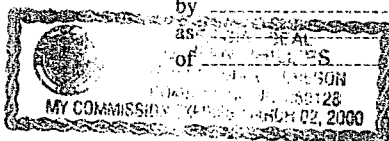
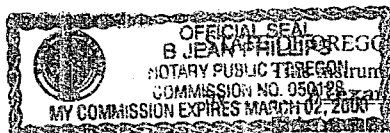
In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 25 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.

Alexander R. Cheyne

Katherine Cheyne



Notary Public for Oregon

My commission expires 3-2-2000

97 SEP 25 P2:28

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