

47060

97 OCT 16 P2:12

Vol 197 Page 34027



Gustel H. Bernhard  
12031 Mallory Drive  
Klamath Falls, Or 97603  
Grantor's Name and Address

Gustel H. Bernhard & Friedhelm Bernhard

12031 Mallory Drive  
Klamath Falls, Or 97603  
Grantee's Name and Address

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

Gustel H. Bernhard & Friedhelm Bernhard  
12031 Mallory Drive  
Klamath Falls, Or 97603

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

Gustel H. & Friedhelm Bernhard  
12031 Mallory Drive  
Klamath Falls, Or 97603

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 16th day of October, 1997, at 2:22 o'clock P.M., and recorded in book/reel/volume No. M97 on page 34027 and/or as fee/file/instrument/microfilm/reception No. 47060-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk  
NAME TITLE

By Kettlen Rose Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that GUSTEL H. BERNHARD

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto GUSTEL H. BERNHARD and FRIEDHELM BERNHARD, 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:

A portion of Lots 19 and 20, Block 5, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Northerly line of said Lot 20, which point is distant 75 feet Easterly from the Northwest corner thereof; thence Southerly at right angles to the Northerly line of Lot 20, 214.7 feet, more or less, to a point on the Southerly line of aforesaid Lot 19; thence Easterly along the Southerly line of Lot 19, 75 feet; thence Northerly at right angles to the Southerly line of Lot 19, 214.7 feet, more or less, to a point on the Northerly line of said Lot 20; thence Westerly 75 feet along the Northerly line of Lot 20 to the point of beginning.

EXCEPTING therefrom that portion conveyed to Klamath County for road purposes in Volume 331 at page 476, Deed Records of Klamath County, Oregon.

Tax Account No.: 3909 010AB 03400

(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 \$ 10.00. 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 16th day of October, 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.

Gustel H. Bernhard  
Gustel H. Bernhard

STATE OF OREGON, County of Klamath ) ss.

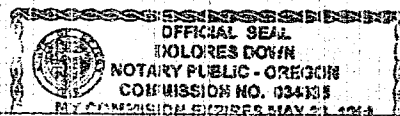
This instrument was acknowledged before me on October 16, 1997, by Gustel H. Bernhard

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

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Doreen Down  
Notary Public for Oregon

My commission expires 5-23-98

30