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Vol. 1197 Page 34850OREGON
DEPARTMENT OF
VETERANS' AFFAIRSMTC 42628-LW
(Reserved for Recording Purposes)

BARGAIN AND SALE DEED

Account Number C22697	County Tax Account Number R185588
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The STATE OF OREGON, by and through the Director of the Oregon Department of Veterans' Affairs, grantor, does hereby grant, bargain, sell, and convey unto Matthew J. Brown and Margaret R. Brown, husband and wife, grantee(s), the following-described real property at 2111 Holabird, Klamath Falls, Oregon 97601 in Klamath County, State of Oregon, to wit:

Lot 8 in Block 62 of Lakeview 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.

SUBJECT TO:

1. Any taxes for 1997-98 when due or payable.
2. Any Right of Redemption as Provided by Law.

TO HAVE AND TO HOLD said real property unto said grantee(s), their heirs and assigns forever.

The true and actual consideration for this conveyance is \$33,700.00.

AFTER RECORDING RETURN TO:

Until a change is requested, all tax statements shall be sent to the following address:

~~AMERITITLE- 222 SOUTH 6TH STREET
KLAMATH FALLS, OR 97601~~ Matthew Brown
1722 Winona
Klamath Falls

MATTHEW J. BROWN
2111 HOLABIRD
KLAMATH FALLS, OR 97601

97603

BARGAIN AND SALE DEED (Continued)

Account Number C22697	County Tax Account Number R185588
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"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."

IN WITNESS WHEREOF, the Director of the Oregon Department of Veterans' Affairs has caused these presents to be executed this October 20, 1997. The foregoing recital of consideration is true as I verily believe.

Director of Oregon Department of Veterans' Affairs

By Curt R. Schnepf
Curt R. Schnepf
Manager, Accounts Services

STATE OF OREGON)

County of Marion)

) ss.

On October 20, 1997

this instrument was acknowledged before me by the above-named Curt R. Schnepf, who personally appeared, and, being first duly sworn, did say that he is duly authorized to sign the foregoing document on behalf of the Oregon Department of Veterans' Affairs by authority of its Director.

Before me:

Ruth Parker
Notary Public For Oregon



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 22nd day
of October A.D., 19 97 at 3:44 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 34850

FEE \$35.00

By Bernetha G. Letsch
Bernetha G. Letsch, County Clerk