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97 DEC -5 P3:42

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Grantor's Name and Address

Grantee's Name and Address

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

KFFE RMA Properties

614 Longex Ave

Klamath Falls, Or 97601

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

KFFE RMA Properties

614 Longex Ave

Klamath Falls, Or 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of _____ } ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that _____ Andrew A. Patterson

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Andrew A. Patterson, as to an undivided $\frac{1}{2}$ interest and KFFE RMA Properties, as to** 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:

SEE ATTACHED EXHIBIT "A"

**an undivided $\frac{1}{2}$ interest.

(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 \$ Equitable exchange. 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 Φ , 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 _____ day of _____, 19____; 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.

Andrew A. Patterson

STATE OF OREGON, County of Klamath

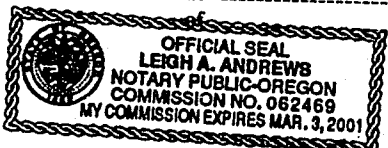
) ss.

This instrument was acknowledged before me on December 3, 1997.by Andrew A. Patterson

This instrument was acknowledged before me on _____, 19____,

by _____

as _____



Leigh A. Andrews

Notary Public for Oregon

My commission expires March 3, 2001

PARCEL 1:

A parcel of land situated in the SW 1/4 NW 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point 720 feet East and 792 feet North of an iron pin driven into the ground near the fence corner at the Southwest corner of the Northwest quarter of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, on the property of Otis V. Saylor, being the Southwest corner of said property abutting on the Dalles-California Highway (Now Klamath Falls-Lakeview Highway), and which pin is East 30 feet of the center of a road intersecting said Highway from the North and 30 feet North of the center of said Highway; thence East 540 feet to the point of beginning; thence North 198 feet; thence West 270 feet; thence South 198 feet; thence East 270 feet to the point of beginning.

ALSO EXCEPTING THEREFROM a parcel of land situated in the SW 1/4 of the NW 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point 990 feet East and 794 feet North of an iron pin marking the Southwest corner of the NW 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, on the property of Otis V. Saylor, which iron pin is 30 feet East of the center of a road intersecting the Klamath Falls-Lakeview Highway, from the North and 30 feet North of the center line of said Highway; thence East 270 feet to a point on the West right of way line of Patterson Street; thence North along said right of way line 80.70 feet; thence West 270 feet; thence South 80.70 feet to the point of beginning.

PARCEL 2:

A parcel of land situated in the SW 1/4 NW 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point 990 feet East and 990 feet North of an iron pin driven into the ground near the fence corner of the Northwest quarter of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, on the property of Otis V. Saylor, which iron pin is 30 feet East of the center of a road intersecting the Klamath Falls-Lakeview Highway, from the North and 30 feet North of the center of said Highway; thence East 270 feet; thence North 207.5 feet; thence West 270 feet; thence South 207.5 feet to the point of beginning.

EXCEPTING THEREFROM: Beginning at a point that is North 107.5 feet from the Southwest corner of the above described property; thence continuing North 100 feet; thence East 65 feet; thence South 100 feet; thence West 65 feet to the point of beginning.

ALSO EXCEPTING THEREFROM a parcel of land situated in the SW 1/4 NW 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows: Beginning at a point 1055 feet East and 1122.6 feet North of an iron pin marking the Southwest corner of the Northwest 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, on the property of Otis V. Saylor, which iron pin is 30 feet East of the center of a road intersecting the Klamath Falls-Lakeview Highway from the North and 30 feet North of the center line of said highway; thence East 205 feet, to a point on the West right of way line of Patterson Street; thence North, along said right of way line, 74.90 feet to the intersection of said right of way line and the South right of way line of Climax Avenue; thence West, along said right of way line, 205 feet; thence South 74.90 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of KFFE RMA Properties the 5th day of December A.D., 19 97 at 3:42 o'clock P. M., and duly recorded in Vol. M97 of Deeds on Page 39744.

FEE \$35.00

By Bernetha G. Letsch, County Clerk