

50838

97 DEC 30 P3:22
MTC 1396-8779
BARGAIN AND SALE DEED

Vol. M97 Page 42383

KNOW ALL MEN BY THESE PRESENTS, that EASTPORT EQUITIES CORPORATION, an Oregon Corporation, herein called Grantor, for the consideration herein stated, does hereby grant, bargain sale and convey unto CAMPUS DEVELOPMENT COMPANY, A GENERAL PARTNERSHIP, herein 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to wit:

Lot 7 in Block 5 of CAMPUS VIEW, TRACT 1163, according to the Official Plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

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.

To have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ other than money.

However, the actual consideration consists of or includes other property or value given or promised is the whole/part of the consideration.

In construing this deed and where the context so requires, the singular includes the plural and grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this day of December 29, 1997 ; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

EASTPORT EQUITIES CORPORATION

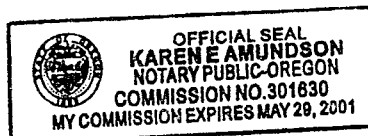
BY Kenneth L. Tuttle
Vice President

BY- _____

STATE OF Oregon County of Klamath) ss.
acknowledged before me on December 29, 1997, by Kenneth L. Tuttle
as Vice President of Eastport Equities Corporation, an Oregon
Corporation, as their voluntary act and deed.

Karen E. Amundson
Notary Public of Oregon

My commission expires 5-29-01



After Recording Return to:

Kenneth L. Tuttle,
Campus View Development
1696 Cove Point Road
Klamath Falls, Oregon 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

AMERITITLE, has recorded this
Instrument by request as an accomodation 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.

Filed for record at request of Amerititle the 30th day
of December A.D., 19 97 at 3:22 o'clock P.M., and duly recorded in Vol. M97,
of Deeds on Page 42383.

FEE \$30.00

Bernetha G. Leisch, County Clerk
By Kathleen Brown