

50989

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BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Ruth Obenchain, Trustee of the Ruth Obenchain Revocable Living Trust dated December 14, 1990, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Margaret Ann Jacobs, 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

An undivided 1/25th interest in the real property described on Exhibit A.

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 GIFT.

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 Grantor has executed this instrument this 2 day of January, 1998.

RUTH OBENCHAIN, TRUSTEE OF THE
RUTH OBENCHAIN REVOCABLE LIVING
TRUST DATED DECEMBER 14, 1990

Ruth Obenchain

STATE OF OREGON)
) SS
County of Klamath)

On this 2nd day of January, 1998, a notary public in and for said county and state, personally appeared Ruth Obenchain, of the State of Oregon, County of Klamath, known to me to be the person described in the foregoing instrument, and acknowledged that she executed the same in the capacity therein stated and for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

William L. Sisemore

Notary Public for Oregon

My Commission Expires: Oct 9, 1998

After recording, return to:

Margaret Ann Jacobs
P.O. Box 62, Bly, OR 97622

Until a change is requested,
mail tax stmts to:

Margaret Ann Jacobs
P.O. Box 62
Bly, OR 97622

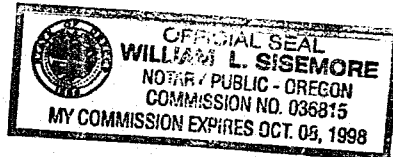


EXHIBIT A

TOWNSHIP 36 S., R. 14, E.W.M.:

Section 11: S1/2SW1/4NW1/4
S1/2SE1/4NW1/4
S1/2NE1/4
S1/2S1/2NW1/4NE1/4
S1/2NE1/4
S1/2N1/2NE1/4NE1/4
S1/2NE1/4NE1/4

Tax account nos. 3614-01100-00400-000
3614-01100-00800-000

Section 11: S1/2S1/2NE1/4SE1/4
Tax account no. 3614-01100-01200-000

Section 1: W1/2SW1/4
SE1/4SW1/4
SE1/4SE1/4

Tax account nos. 3614-00000-00300-000
3614-00000-00400-000
3614-00000-00500-000

Section 12: N1/2NE1/4
SE1/4NE1/4
SE1/4SW1/4
SW1/4SE1/4
E1/2SE1/4

Tax account nos. 3614-0000-1600
3614-0000-2000

Section 13: S1/2S1/2NW1/4SE1/4
S1/2S1/2SW1/4SW1/4

Tax account nos. 3614-00000-02300
3614-00000-02400

Section 14: S1/2

Tax account no. 3614-00000-02600-000

TOWNSHIP 36 S., R. 15, E.W.M.:

Section 7: E1/2W1/2
SW1/4NE1/4
NE1/4SE1/4
W1/2SE1/4
W1/2SW1/4
W1/2NW1/4

Tax account nos. 3615-00000-00300-000
3615-00000-00400-000

STATE OF OREGON: COUNTY OF KLAMATH) ss.

Filed for record at request of William L. Sisemore, the 2nd day of
January, 19 98, at 9:51 A.M., and duly recorded in Vol. M98
of Deeds on Page 6.

Bernetha Letsch, County Clerk

BY William L. Sisemore

Fee \$35.00