

'98 FEB 27 P3:53
MTC 1396-8909

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that TRENDWEST, INC., AN OREGON CORPORATION WHO ACQUIRED TITLE AS TRENDWEST DEVELOPMENT COMPANY herein called grantor, for the consideration herein stated, does hereby grant, bargain, sell and convey unto BOB A. DORTCH AND PAULA M. DORTCH, husband and wife, 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:

The Southwesterly 10 feet of Lot 27 and the Northeasterly 10 feet of Lot 29, and all of Lot 28, HARBOR ISLES, TRACT NO. 1209, now known as Lot 149 of TRACT 1323- THIRD ADDITION TO HARBOR ISLES, being a replat of Lots 24-34, Block 1, of Tract 1209-Harbor Isles, situated in the the W1/2, Section 19, Township 38 South, Range 9, E.W.M., 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.

AMERITITLE has recorded this instrument by request as an accommodation 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 preserved thereto.

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 19th day of February, 1998; 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.

Trendwest, Inc.,

By- Stephen L. Cook

By- _____

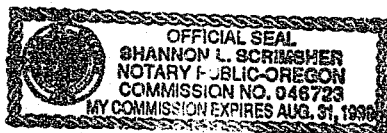
STATE OF Oregon County of Klamath

acknowledged before me on February 19, 1998

Stephen L. Cook as Real Estate Manager of Trendwest, Inc., to be their voluntary act and deed.

Shannon L. Scrimsher
Notary Public for Oregon

My commission expires 8-31-99



AFTER RECORDING RETURN and TAXES:

Bob and Paula M. Dortch
3039 Front Street
Klamath Falls, Oregon 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 27th day of February A.D., 19 98 at 3:53 o'clock P M., and duly recorded in Vol. M98 of Deeds on Page 6622.

FEE \$30.00

By Kathleen Rose Bernetha G. Letsch, County Clerk