

N3

57073

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STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 27th day of April, 1998, at 11:53 o'clock A.M., and recorded in book/reel/volume No. M98 on page 13865 and/or as fee/file/instrument/microfilm/reception No. 57073-Dee3 Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

By Kathleen Ross, Deputy.

Fee: \$30.00

MTC 1396-9058

BARGAIN AND SALE DEED - STATUTORY FORM

(INDIVIDUAL GRANTOR)

Carole J. Shults aka Carol J. Shults

conveys to Kelly Lain Shults, Grantor,

the following real property situated in Klamath County, Oregon, to-wit:

A tract of land situated in Lot 1, Section 15, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, and being more particularly described as: Beginning at the Northwest corner of Section 15, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon and running thence North 89 degrees 42' 15" East 400.0 feet along the North line of said Section 15; thence South 62.42 feet; thence South 50 degrees 43' 50" East 453.16 feet; thence South 76 degrees 17' 30" East 886.79 feet; thence South 34 degrees 25' 40" East 536.01 feet to the true point of beginning of this description; thence South 55 degrees 34' 20" West 400.0 feet to a point on the northeasterly bank of Williamson River; thence North 34 degrees 25' 40" West 110.0 feet; thence North 55 degrees 34' 20" East 400.0 feet; thence South 34 degrees 25' 40" East 110.0 feet to the true point of beginning of this description.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)
The true consideration for this conveyance is \$ 0. (Here, comply with the requirements of ORS 93.030.)

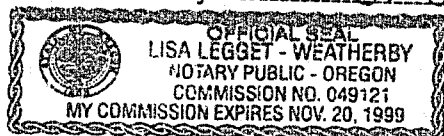
Dated this 27th day of April, 1998.

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.

Carol J. Shults

STATE OF OREGON, County of Klamath } ss.

This instrument was acknowledged before me on April 27, 1998, by Carol J. Shults



Lisa Legget-Weatherby
Notary Public for Oregon

My commission expires 11/20/98

98 APR 27 11:53