

NE

58544

BARGAIN AND SALE DEED

Vol. 1798 Page 17295

KNOW ALL MEN BY THESE PRESENTS, That Northwest Baptist Foundation, Trustee for Calvary Baptist Scholarship, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto People's Community Church, an Oregon non-profit Corporation, 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:

Lots 410 and 411 in Block 110, MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 described therein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 \$1.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all 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 29 day of October, 1990; 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.

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.

Northwest Baptist Foundation, Trustee
for the Calvary Baptist Scholarship
W.L. Childs, Jr. Pres.

STATE OF OREGON, County of _____)

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

by _____, 19____,

This instrument was acknowledged before me on November 8, 1990,

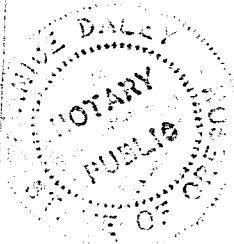
by W.L. Childs, Jr.,

as President

of Northwest Baptist Foundation

Janice Daley

My commission expires 8/1/93 Notary Public for Oregon



GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Teen Challenge of Oregon
25 West Morton
Evanston, OR 97355

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Same - no change

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 21st day of May, 1998, at 11:52 o'clock A.M., and recorded in book/reel/volume No. 498 on page 17295 or as fee/file/instrument/microfilm/reception No. 58544, Record of Deeds 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