

58649

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That PAUL JAY NIELSEN

hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto MARGARET ANN NIELSEN, 2107 Siskiyou, Klamath Falls, Oregon 97601,
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:

2107 Siskiyou, Klamath Falls, Oregon, 97601
Lot 6, Block 19, North Klamath Falls, Klamath County

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 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 22 day of May, 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.

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.

Paul Jay Nielsen

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on May 22, 1998,
by PAUL JAY NIELSEN

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

as _____
of *[Signature]*



Notary Public for Oregon

My commission expires 10/28/00

PAUL JAY NIELSEN

Klamath Falls, OR

GRANTOR'S NAME AND ADDRESS

MARGARET ANN NIELSEN

2107 Siskiyou

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

MARGARET ANN NIELSEN

2107 Siskiyou

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

MARGARET ANN NIELSEN

2107 Siskiyou

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 22nd day of May, 1998,
at 2:30 o'clock P.M., and recorded in book/reel/volume No. M98 on page 17489 or as fee/title/instrument/microfilm/reception No. 58649,
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

SPACE RESERVED FOR RECORDER'S USE

Fee: \$30.00