

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that, Gilbert L. Morey and Eva L. Morey, husband and wife, hereinafter called the Grantors, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto, Sheridan W. Lee and Janis J. Lee, husband and wife, hereinafter called Grantees, and unto Grantee's heirs, successors, and assigns an undivided one-half interest as tenants by the entirety. In and to 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:

North half of Government Lot 6, Section 12, Township 38 South, Range 8 East of the Willamette Meridian, EXCEPT a tract described as follows: Beginning at the high water mark of Klamath Lake and the Northwest corner of Lot 6; thence East along the North line of said lot, 160 feet; thence South 50 feet; thence West to the high water mark of Klamath Lake; thence North along said Klamath Lake to the point of beginning.

To have and to hold the same unto the said Grantees and Grantee's heirs, successors and assigns forever.

It is Grantor's intention to retain an undivided one-half interest in the premises as tenants by the entirety.

The true and actual consideration paid for this transfer, stated in terms of dollars, is OTHER CONSIDERATION. This is a transfer for estate planning purposes.

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.

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.

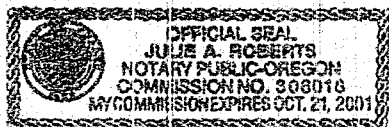
IN WITNESS THEREOF, the Grantor has executed this instrument this 9th day of June, 1998. If a corporate Grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by the order of its board of directors.

Gilbert L. Morey

Eva L. Morry

STATE OF OREGON)
) ss.
County of Klamath)

This instrument was acknowledged before me on this 3rd day of June, 1998 by Gilbert L. Morey and Eva L. Morey.



Notary Public for Oregon

My Commission expires: 12/24/01

STATE OF OREGON: COUNTY OF KLAMATH: SS.

Filed for record at request of Gilbert L. Morey the 9th day
of June A.D., 1998 at 1:33 o'clock P. M., and duly recorded in Vol. 498
of Deeds on Page 19614

FEE	\$30.00
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Return: Gilbert Morey
2000 Sunset Beach
KFD 97601

By Bernetha G. Letsch, County Clerk