

NS 62189

98 JUL 13 P1:32

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BARKEEN

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Grantor's Name and Address

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After recording, return to (Name, Address, Zip):

DOROTHY M. BARKEEN
1631 SUMMERS LANE
KLAMATH FALLS, OREGON 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):

SAME AS ABOVE

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, County of Klamath } ss.

I certify that the within instrument was received for record on the 13th day of July, 1998, at 1:32 o'clock P.M., and recorded in book/reel/volume No. M98 on page 25000 and/or as fee/file/instrument/microfilm/reception No. 62189, Records of said County. Deeds

Witness my hand and seal of County affixed.

Bernertha G. Letsch, Co. clerk
NAME TITLE

Fee \$30.00

By Pauline Mullenslowe, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that DOROTHY M. BARKEEN

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto DOROTHY M. BARKEEN & KAREN M. BARKEEN, NOT AS TENANTS IN COMMON, BUT WITH RIGHTS OF SURVIVORSHIP, hereinafter called grantees, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:

Parcel 1: All that portion of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 35, Twp. 38 S. R. 9 E. W. M., particularly described as follows: Beginning at a point 178 feet North and 15 feet East of the Southwest corner of said Section 35, running thence North and parallel with the West line of said Section, 60 feet; thence East and parallel with the South line of the said Section 35, 208 feet; thence South and parallel with the West line of said Section, 60 feet; thence west 208 feet to the place of beginning.

Parcel 2: Beginning at a point 15 feet East and 238 feet North of the Southwest corner of Section 35 Township 38 S. R. 9 E. W. M.; running thence North 89° 53' East a distance of 193 feet, more or less, to the West boundary of Garden Tracts; thence North 0° 12' East along the West boundary of Garden Tracts a distance of 13 feet; thence South 89° 53' West a distance of 193 feet, more or less, to a point North 0° 12' East a distance of 15 feet from the point of beginning; thence South 0° 12' West a distance of 15 feet to the point of beginning.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0

actual consideration consists of or includes other property or value given or promised which is part of the the whole (indicate which) consideration. (The sentence between the symbols ϕ , if not applicable, should be deleted. See ORS 93.039)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this _____ day of _____, 19____; if grantor is a corporation, it has caused its name to be signed and its seal, if any, 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dorothy M. Barkeen

STATE OF OREGON, County of Klamath
This instrument was acknowledged before me on July 13, 1998, by DOROTHY M. BARKEEN

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

Donald J. Torrie

Notary Public for Oregon
My commission expires 10-14-2001

