

NS

63046

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CITY OF KLAMATH FALLS
500 Klamath Avenue
Klamath Falls, OR 97601
Grantor's Name and Address
EDWARD PUTMAN

Grantee's Name and Address
After recording, return to (Name, Address, Zip):
EDWARD PUTMAN

90 Kristi - Ameristite
Until requested otherwise, send all tax statements to (Name, Address, Zip):
EDWARD PUTMAN

7/1/98

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

MTC 44406-KR

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 21st day of July, 1998, at 9:30 o'clock A.M., and recorded in book/reel/volume No. M98 on page 26463 and/or as fee/file/instrument/microfilm/reception No. 63046-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

By Kathleen Ross, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that

CITY OF KLAMATH FALLS, a municipal corporation
hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto EDWARD PUTMAN

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 any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 20 of LAKESHORE GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM: A parcel of land situated in Lot 20 of LAKESHORE GARDENS and in Lot 7, Block 8 of LYNNEWOOD FIRST ADDITION, both being subdivisions, in Klamath County, Oregon, being more particularly described as follows:

Beginning at the Southeast corner of said Lot 20; thence, North 04°51'34" East along the East line of said Lot 20, 221.41 feet; thence, South 22°57'04" West 144.92 feet; thence South 04°51'34" West, 99.00 feet to a point on the South line of said Lot 7; thence Easterly on said South line along a 363.88 foot radius curve to the right, 45.05 feet; thence North 04°51'34" East, 14.09 feet to the point of beginning.

AND ALSO EXCEPTING THEREFROM: A parcel of land situated in Lot 20 of LAKESHORE GARDENS and in Lot 7, Block 8 of LYNNEWOOD FIRST ADDITION, both being subdivisions in Klamath County, Oregon, being more particularly described as follows:

Beginning at the Southwest corner of said Lot 7; thence Easterly on the South line of said Lot 7 along a 363.88 foot radius curve to the right 87.07 feet; thence North 04°51'34" East, 99.00 feet; thence North 85°08'26" West, 61.42 feet to a point on the West line of said Lot 20; thence South 07°21'34", West on said West line, 81.13 feet to a point on the North line of said Lot 7; thence, Westerly on said North line along a 2,521.20 foot radius curve to the right 32.89 feet to the Northwest corner of said Lot 7; thence South 13°58'11" East on the West line of said Lot 7, 39.81 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 \$fulfill Contract. However, the 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 ☐, if not applicable, should be deleted. See ORS 93.030.)

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 29th day of June, 1998; 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.

CITY OF KLAMATH FALLS, a municipal corporation

by: James R. Keller

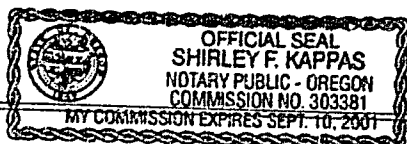
STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on June 29, 1998.

by James R. Keller

as City Manager

of CITY OF KLAMATH FALLS, a municipal corporation



Shirley F. Kappas
Notary Public for Oregon

My commission expires 9-10-01