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63788

'98 JUL 31 P3:48

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JOHN M. TENA

SHERRY A. TENA

Grantor's Name and Address

STACEY L. WALDEN

TERESA A. WALDEN

Grantee's Name and Address

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

STACEY L. WALDEN

TERESA A. WALDEN

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

NO CHANGE

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 31st day of July, 19 98, at 3:48 o'clock P.M., and recorded in book/reel/volume No. M98 on page 28266 and/or as fee/file/instrument/microfilm/reception No. 63788 Deed Records 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

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that JOHN M. TENA AND SHERRY A. TENA HUSBAND AND WIFE

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto STACEY L. WALDEN AND TERESA A. WALDEN HUSBAND AND WIFE AS TO AN UNDIVIDED ONE-HALF INTEREST 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 27 Landis Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(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 \$ Love & Affection. 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 Φ , 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 1st day of July, 19 98; 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.

John M. Tena
John M. Tena

x

Sherry A. Tena
Sherry A. Tena

STATE OF OREGON, County of Klamath) ss.This instrument was acknowledged before me on July 1, 19 98,by John M. Tena and Sherry A. Tena

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

by _____,

as _____,

of _____.



OFFICIAL SEAL
LAURA J. BUTLER
NOTARY PUBLIC-OREGON
COMMISSION NO. 312887
MY COMMISSION EXPIRES MAY 31, 2002

[Signature]
Notary Public for Oregon

My commission expires 5/31/2002