

98 AUG -6 11:42

FORM NO. 721 - BARGAIN AND SALE DEED (Individual or Corporate)

OCTOBER 12TH, 1971, ENR. BY LAW PL. 18443, CH. 201 AND ON 2/2/84

103

64018

BANK OF AMERICA NT & SA

Grantor's Name and Address

Grantee's Name and Address

After recording, return to (Name, Address, Zip):
BA PROPERTIES INC.
 333 Beaudry Ave. 21st, MC 20106
 Los Angeles CA 90017

SPACE RESERVED
FOR
RECORDING USE

Vol. M98 Page 28837

STATE OF OREGON
County of Klamath } ss.

I certify that the within instrument was received for record on the 6th day of August, 1998, at 11:42 o'clock A.M., and recorded in book/reel/volume No. M98 on page 28837 and/or as fee/file/instrument/microfilm/reception No. 64018-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME _____
TITLE _____By *Kathleen Bass*, Deputy.

Fee: \$30.00

MTC 45463-Mg. BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that **BANK OF AMERICA NT & SA**, SUCCESSOR BY MERGER TO **BANK OF AMERICA OREGON**, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **BA PROPERTIES INC.**, A DELAWARE CORPORATION, herein 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 3 in Block 7 of SECOND ADDITION TO WINEMA GARDENS, 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 \$ ^(C) 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. ^(D) (The sentence between the symbols ^(C) 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 3rd day of AUGUST, 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 FEED 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.

CALIFORNIA

STATE OF OREGON County of LOS ANGELES

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