

NS

65076

Vol. 1998 Page 31155

HELEN A. LOTTRIDGE

STATE OF OREGON,

County of _____ } ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME _____

TITLE _____

By _____, Deputy

SPACE RESERVED
FOR
RECORDER'S USE

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

HELEN A. LOTTRIDGE AND CHERRY HARTMAN

46920 HWY 97 N
Klamath Falls, OR 97601

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

GRANTEE

SAME AS ABOVE

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that HELEN A. LOTTRIDGE

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto HELEN A. LOTTRIDGE AND CHERRY HARTMAN, WITH RIGHTS OF SURVIVORSHIP 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:

PLEASE SEE ATTACHED EXHIBIT "A" WHICH IS MADE A PART OF THIS REFERENCE HERETO.

(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 50000.00 Other than money 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 21 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 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.

Helen A. Lottridge
HELEN A. LOTTRIDGE

STATE OF OREGON, County of KLAMATH

) ss.

This instrument was acknowledged before me on AUGUST 21, 1998.by HELEN A. LOTTRIDGE

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

by _____

as _____



Kirsten Jensen
Notary Public for Oregon

My commission expires 4/8/02

EXHIBIT 'A'
LEGAL DESCRIPTION

31156

All that portion of the NE1/4 of the SE1/4 of Section 4, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, lying Easterly of the centerthread of Spring Creek and Westerly of Highway No. 97.

EXCEPTING THEREFROM the North 900 feet measured perpendicular to the North line of the NE1/4 of the SE1/4 of said Section 4.

ALSO EXCEPTING THEREFROM that portion deeded to the State of Oregon, by deed recorded May 29, 1946 in Book 190, page 21, Deed Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 25th day
of August A.D., 19 98 at 10:45 o'clock A. M., and duly recorded in Vol. M98
of Deeds on Page 31155.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross