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'98 AUG 25 P3:45 Vol. m98 Page 31289

Grantor's Name and Address

Grantee's Name and Address

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

Diane M. Rogers  
4757 Bellin Dr.  
Klamath Falls, OR 97603

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

SPACE RESERVED  
FOR  
RECORDER'S USE

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/instru-  
 ment/microfilm/reception No. \_\_\_\_\_,  
 Records of said County.

Witness my hand and seal of County  
affixed.

NAME

TITLE

By \_\_\_\_\_, Deputy

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that JERALD S. ROGERShereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
DIANE M. ROGERShereinafter 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:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY  
 THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN.....

(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 \$50,000.00 clear title. 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  $\Phi$ , 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 21st 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 of 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.

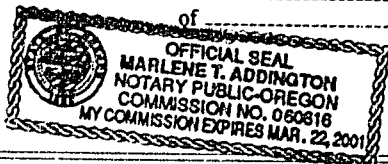
STATE OF OREGON, County of Klamath ) ss.This instrument was acknowledged before me on August 24, 1998by Jerald S. Rogers

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Notary Public for Oregon

My commission expires 3-22-01

## EXHIBIT "A"

A portion of Lots 6 and 7, PIEDMONT HEIGHTS, a subdivision in the County of Klamath, State of Oregon, and being more particularly described as follows:

Beginning at a point on the West line of Lot 6, PIEDMONT HEIGHTS, from which the Southwesterly corner of said Lot 6 bears South 0 degrees 27' East 150 feet distant; thence East 200 feet; thence North 0 degrees 27' West 100 feet; thence West 200 feet to the West line of Lot 6; thence South 0 degrees 27' East 100 feet to the point of beginning.

CODE 43 MAP 3909-1DD TL 3400

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 25th day  
of August A.D., 19 98 at 3:45 o'clock P M., and duly recorded in Vol. M98  
of Deeds on Page 31289.

FEE \$35.00

By *Bernetha G. Letsch* Bernetha G. Letsch, County Clerk