

NS

66046

'98 SEP 10 AM 10:06

Vol. M98 Page 33326

JOHN ROGER WELBURN

STATE OF OREGON,
County of Klamath } ss.

Grantor's Name and Address

EUGENE & ALONNA BUNCE

Grantee's Name and Address

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

EUGENE & ALONNA BUNCE

3311 TEAR DROP CIRCLE

COLORADO SPRINGS, CO 80918

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

EUGENE & ALONNA BUNCE

3311 TEAR DROP CIRCLE

COLORADO SPRINGS, CO 80918

SPACE RESERVED
FOR
RECORDER'S USE

I certify that the within instrument was received for record on the 10th day of September, 1998, at 11:06 o'clock A.M., and recorded in book/reel/volume No. M98 on page 33326 and/or as fee/file/instrument/microfilm/reception No. 66046, Records of said County. Deeds

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Pauline J. Mulder Deputy.

Fee \$30.00

CE5419

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that

JOHN ROGER WELBURN

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

EUGENE BUNCE AND ALONNA BUNCE, husband and wife

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:

The E $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 36, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

*Subject to Trust Deed recorded in Vol. M95, Page 27322 which the grantee herein agrees to assume and pay.

(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 \$10.00. CONVEY 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 [Ⓢ], 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 28 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.

John Roger Welburn
JOHN ROGER WELBURN

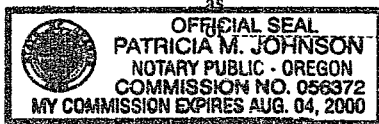
STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on Aug 28, 1998.

by John Roger Welburn

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

by _____



Patricia M. Johnson
Notary Public for Oregon
My commission expires Aug 04, 2000