

NR

68568

98 OCT 26 AM 1:53 Vol. 1198 Page 39096

Walden

STATE OF OREGON

County of Klamath ss.

I certify that the within instrument was received for record on the 26th day of October, 1998, at 11:53 o'clock A. M., and recorded in book/reel/volume No. M98 on page 39096 and/or as fee/file/instrument/microfilm/reception No. 68568-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk  
NAME TITLE

By Kathleen Rose, Deputy.

SPACE RESERVED  
FOR  
RECORDEE'S USE

Fee: \$30.00

K53097

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Dewey S. Walden

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

That portion of the W 1/2 of the NE 1/4 of the SW 1/4 of Section 19, Township 35 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, lying Southerly of the Southerly right of way line of the Sprague River Highway as now located.

That portion of the SE1/4SW1/4 and that portion of the SE1/4NE1/4SW1/4 lying Southwesterly of the Southwesterly right of way line of the Sprague River Highway as now located in Section 19, Township 35 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of 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 \$0.00. 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 21st day of October, 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.

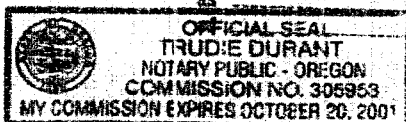
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dewey S. Walden  
Dewey S. Walden  
by Stephanie Jenkins  
as attorney in fact.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on 10/21, 1998

by Stephanie Jenkins as attorney in fact for Dewey S. Walden



Trudie Durant  
Notary Public for Oregon  
My commission expires