

MS

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STATE OF OREGON, } ss.
County of _____

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
RECORDERS USE

ATC 982385

Grantor's Name and Address

Grantee's Name and Address

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

P.O. box 441 Malin O.R.
97632

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

Same As Above

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Miguel H Cobian

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Miguel H. Cobian and Ana Hernandez right to 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: See Attached Exhibit "A"

This instrument is being recorded as an accommodation only, and has not been examined as to validity, sufficiency or effect it may have upon the herein described property. This courtesy recording has been requested of ASPEN TITLE & ESCROW, INC.

(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 \$ _____. 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 27th 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.

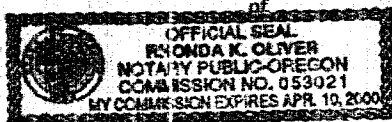
Miguel H. Cobian

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on October 27, 1998, by Miguel H. Cobian

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

as _____



Rhonda K. Oliver
Notary Public for Oregon
My commission expires April 10, 2000

EXHIBIT "A"

The Easterly 51 feet of the Westerly 82.5 feet of Lot "D" of the re-subdivision of Plat of Lots 1 to 16 inclusive of Block 51 of the CITY OF MALIN, OREGON, in the County of Klamath, State of Oregon, further described as follows:

Beginning at the Southwest corner of said Lot "D"; extending thence Easterly along the South line of said Lot "D", 31.5 feet to the true point of beginning; thence Easterly along said South line of Lot "D" 51 feet; thence Northerly parallel to the West line of said Lot "D" a distance of 62.8 feet to the Southerly line of Railroad Avenue; thence Westerly along the Southerly line of Railroad Avenue 55.2 feet; thence Southerly parallel to the West line of said Lot "D" 83.85 feet, more or less, to the true point of beginning.

CODE 13 MAP 4112-15CB TL 7700

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 28th day
of October A.D., 19 98 at 11:26 o'clock A. M., and duly recorded in Vol. M98
of Deeds on Page 39479.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Bethann Ross