

NO

69855

'98 NOV 17 A11:28

Vol. 1148 Page 41962

PERFECT PROPERTY INC.

11575 SW PACIFIC HWY #183

TIGARD OH. 97223

DAVID & KIMBERLY L. RAGAN

11575 SW PACIFIC HWY #183

TIGARD OH. 97223

Grantee's Name and Address

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

DAVID & KIMBERLY L. RAGAN

ABOVE ADDRESS

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

DAVID & KIMBERLY L. RAGAN

ABOVE ADDRESS

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 7th day of November, 1998, at 11:28 o'clock A.M., and recorded in book/reel/volume No. M98 on page 41962 and/or as fee/file/instrument/microfilm/reception No. 69855-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

By Kathleen Ross, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that PERFECT PROPERTY INC. (A NEVADA CORPORATION)

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto DAVID & KIMBERLY L. RAGAN

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:

LOT 84 OF ODESSA SUMMER HOMESITES

(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 \$TAX VALUE. 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 _____ day of _____, 19____; 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.

David Ragan
President

Perfect Property, Inc.
A Nevada Corporation
Corporate Seal

STATE OF OREGON, County of Washington, ss.

This instrument was acknowledged before me on November 4, 1998,

by

This instrument was acknowledged before me on November 4, 1998,

by

David Ragan

as

President

of

Perfect Property, Inc.



OFFICIAL SEAL
JANEL SAAB
NOTARY PUBLIC-OREGON
COMMISSION NO. 508187
MY COMMISSION EXPIRES APRIL 10, 2001

Notary Public for Oregon

My commission expires April 10, 2001