

70635

98 NOV 30 P3:35

MTC 45502-KC
BARGAIN AND SALE DEEDVol. 198 Page 43634

KNOW ALL MEN BY THESE PRESENTS, that **RUTH JANSSEN** herein called Grantor, for the consideration herein stated, does hereby grant, bargain, sell and convey unto **MARIA THOMPSON** Herein 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 anywise appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to wit:

LOTS 1,2,3,4 AND 5 IN BLOCK 1, NORTH CHEMULT, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

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.

To have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, \$1.00

However, the actual consideration consists of or includes other property or value given or promised is the whole/part of the consideration.

In construing this deed and where the context so requires, the singular includes the plural and grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 17th day of Nov, 1998; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

Ruth Janssen
RUTH JANSSEN

STATE OF Washington County of Clark) ss.

acknowledged before me on November 17 1998, by RUTH JANSSEN

and acknowledged this to be their voluntary act and deed.

Cathy A. Coatney
Notary Public of Washington
My commission expires 9-30-2000
Cathy A. Coatney

AFTER RECORDING RETURN TO:

Maria Thompson
Ruth Janssen

5504 NW 11th St.
Vancouver, WA 98661

15706 N.E. 178th Place

Woodinville,

Mark
98072

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle

on this 30th day of November A.D. 1998
at 3:35 o'clock P. M. and duly recorded
in Vol. 198 of Deeds Page 43634

Bernetha G. Letsch, County Clerk

By Kathleen Rosa
Fee, \$30.00 Deputy.