

NS

71423

98 DEC 14 P 3:19

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Grantor's Name and Address

Grantee's Name and Address

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

JIM SAMPLES

P.O. Box 187

Bentley, ORE 97621

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

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 14th day of December, 1998, at 3:19 o'clock P.M., and recorded in book/reel/volume No. M98 on page 45652 and/or as fee/file/instrument/microfilm/reception No. 71423-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

Fee: \$30.00

By Kathleen Ross, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that HENRY WHEELER and LINDA WHEELER

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

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 NW 1/4 SE 1/4 of Section 31, Township 35 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon. EXCEPTING that portion Northwest of centerline of railroad tracts. ALSO EXCEPTING the E 1/2 NW 1/4 SE 1/4 of Section 31, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, 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 \$ Equitable exchange. 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 8th day of December, 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.

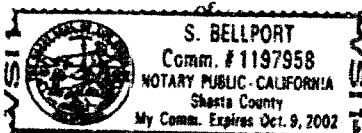
Henry Wheeler
Henry Wheeler

Linda Wheeler
Linda Wheeler

STATE OF OREGON, County of Shasta
This instrument was acknowledged before me on December 08, 1998, by Henry Wheeler

This instrument was acknowledged before me on December 08, 1998, by Linda Wheeler

as



S. Bellport
Notary Public for Oregon
My commission expires 10-09-02