

AFTER RECORDING RETURN TO:
 Michael Ratliff
 Ratliff & Whitney-Smith
 905 Main Street, Ste 200
 Klamath Falls OR 97601

SEND TAX STATEMENTS TO:
 Daniel H. Bailey
 4810 Highway 39
 Klamath Falls OR 97603

BARGAIN AND SALE DEED

JEAN S. BAILEY, hereinafter referred to as grantor, conveys to DANIEL H. BAILEY, III, hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lots 18 and 19 of HAGER ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$-0-. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

In construing this deed and where the context so requires, the singular includes the plural and all 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 16 day of December, 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.

Jean S. Bailey
 Jean S. Bailey
 subscribed by:

Dorothy L. Deckard
 Witness
Joyce E. Taber
 Witness

Dorothy L. Deckard
 X
 Jean S. Bailey by her hand and thumbprint

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.

STATE OF OREGON; County of Klamath) ss.

BEFORE ME, KAY HEATH, a Notary Public in and for said county and state on the 16 day of December, 1998, personally appeared JEAN S. BAILEY, to me known to be the identical person who executed the within and foregoing instrument by her mark in my presence and in the presence of Dorothy L. Deckard, who specifically wrote the name of the signor, and Joyce E. Taber, as witnesses, and acknowledged to me that she executed the same as her free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL the day and year last above written.



Kay Heath
 NOTARY PUBLIC FOR OREGON
 My Commission expires: 5-18-2002

COPIES

8-28-98 10:00 AM

87015

46930

DEEDS

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ratliff the 23rd day
of December A.D., 19 98 at 11:28 o'clock A.M., and duly recorded in Vol. 498
of Deeds on Page 46929.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross

