

73908

99 JAN 29 P353

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Capitol Industries, Inc., A Nevada Corp.

Grantor's Name and Address

Peggy L. Jones

Grantee's Name and Address

After recd. Reg. return to (Name, Address, Zip):

Unl. equalized otherwise, send all tax statements to (Name, Address, Zip):

(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 29th day of January, 1999, at 3:53 o'clock P.M., and recorded in book/reel/volume No. 1999 on page 3588 and/or as fee/file/instrument/microfilm/reception No. 73908, Records of said County. Deeds

Witness my hand and seal of County affixed.

Linda Smith, County Clerk
NAME TITLE

By Kathleen Ross, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Capitol Industries, Inc., A Nevada Corp., Trustee of Save the Klamath Pelican Reservation Trust, Trust #560105402, dated June 22, 1998, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Peggy L. Jones

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 9, Block 48, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-38CD TL 4900

(IF SPACE IS 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 \$49,900.00. 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 symbol @, 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 29th day of January, 1999; 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.

Capitol Industries, Inc. As Trustee only
officer of the corporation and personally

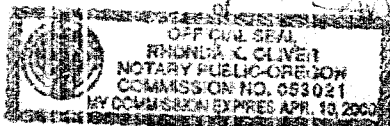
STATE OF OREGON, County of Klamath } ss.

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

by _____, 19____,

by Jeff Brechtbach, 1999,

as Trustee of Capitol Industries



Notary Public for Oregon

My commission expires 4/13/2000