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99 FEB -3 P3:08

Vol. 1799 Page 4087

Kenneth M. & Marie M. Curbow
P.O. Box 190
Crescent, Oregon 97733

Grantor's Name and Address:
Jody M. Jones
146621 Juno's Rd.
Gilchrist, Oregon 97737

Grantor's Name and Address:
After recording, return to (Name, Address, Zip):
Kenneth S. & Marie M. Curbow
P.O. Box 190
Crescent, Oregon 97733

Until requested or otherwise, send all tax statements to (Name, Address, Zip):
Same as above

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.
County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME TITLE

By _____, Deputy.

C49

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Kenneth S. Curbow and Marie M. Curbow, husband and wife

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Jodie M. Jones, an individual

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:

Township 24 South, Range 8 East, Section 25B Tax Lot ~~501~~ 502 ⁷⁶⁶ _{ME}

(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 \$to correct vesting 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 1st day of February, 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 90.330.

Kenneth S. Curbow
Marie M. Curbow

STATE OF OREGON, County of Deschutes) ss.

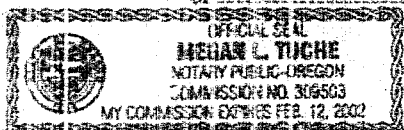
This instrument was acknowledged before me on February 1st, 1999, by Kenneth M. Curbow and Marie M. Curbow

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

by _____

as _____

of _____



Megan L. Tuche
Notary Public for Oregon
My commission expires 2-12-02

4088 SURVEYOR

I, JEFF KERN, A PROFESSIONAL SURVEYOR, CERTIFICATE NO. 1000, HAVE PREPARED THIS MAP, FOR THE FOLLOWING:

ALL THAT TRACT OF LAND AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SECTION 16, T4N, R12E, ALONG THE SOUTH LINE DESCRIBED IN INSTRUMENT NO. SE1/4 NW1/4, 220.03 KLAMATH COUNTY DEED DISTANCES: 20.34 FEET RIGHT OF WAY OF SAID BEING LOCATED ON THE SE1/4 NW1/4 AND TRACT OF LAND DESCRIBED IN ALONG THE WEST LINE FEET TO SAID SOUTHER

EXCEPTING THEREFROM CONTAINING 6.67 ACRES

SURVEYOR

THE PURPOSE OF THIS M94-31364, TAX LOT 2

THE LINES FOR SAID TRACT

THE NORTHERLY LINES OF COUNTY ROAD, DETERMINE

THE EASTERLY LINE OF NORTHERLY RIGHT OF WAY

THE SOUTHEAST AND SOUTHWEST INTERSECTIONS OF SAID

THE BASIS OF BEARING RAMEY ACRES, MEASURED

ACKNOWLEDGMENT

STATE OF OREGON

COUNTY OF KLAMATH

BEFORE ME, A NOTARY PUBLIC, PERSONALLY KNOWN, ON THE FOREGOING DECLARATION

SUBSCRIBED AND SWORN TO

Margaret
NOTARY PUBLIC FOR THE COUNTY OF KLAMATH

MY COMMISSION EXPIRES

DECEMBER

STATE OF OREGON, COUNTY OF KLAMATH:

Filed for record at request of First American Title the 3rd day of February A.D., 1999 at 3:08 o'clock P. M., and duly recorded in Vol. M99 of Deeds on Page 4087

Linda Smith, County Clerk

FEE \$35.00

by

Kathleen Rose

N 00°07'39" E (M), 1319.93(C)
N 00°08'37" E (1&D) 1320.24'(1)
1199.59'(M)
1199.78'(1)

622.72'(C)

Partition 61-96

PARCEL 3
4.16 AC GROSS
3.97 AC NET

TL 500

S 89°31'03" E 220.00'(C)
205.00'(C)

Tax Lot # 501

PARCEL 2
1.00 AC GROSS
0.93 AC NET

S 89°31'03" E 220.02'(C)
205.01'(C)

Tax Lot # 502

PARCEL 1
1.51 AC GROSS
0.94 AC NET

179.06'(C)

N 89°31'03" W 1199.78'(1)

270.00'(C)

N 89°52'31" E
15.00'(C)

PARCEL 3
LP 62-96/JENSEN

255.53'(C)

555.13'(C)

198.00'(C)

1202.28'(C)

S 00°07'29" W 1319.62'(C)
N 00°08'37" E (1&D) 1319.66(1)

PARCEL 2
LP 62-96/JENSEN

TL 600

101.69'(C)

198.00'(C)

198.00'(C)

198.00'(C)

198.00'(C)

179.06'(C)

179.06'(C)

① FD 5/8" IR(1) BENT
0.40'N & 0.05'E
OF CALCULATED POSITION,
DESTROYED BY RECENT
ROAD CONSTRUCTION
NOT RE-SET THIS SURVEY

②

ACCESS TO PARCEL 1
MUST BE FROM EASEMENT,
ACCESS FROM PARCEL 1
DIRECTLY ONTO THE ODELL-
CRESCENT ROAD WILL NOT
BE ALLOWED.

PARCEL 1
LP 62-96/JENSEN

440.05'(M)

1204.92'(M)

1205.09'(1)

S 00°06'57" W (M), 1319.25'(C)
N 00°08'37" E 1319.47'(1)