

74437

BARGAIN AND SALE DEED

Vol. M44 Page 4805

KNOW ALL MEN BY THESE PRESENTS, That Susan M. Kerber, Personal Representative of the Estate of Leland Lincoln Thrapp, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Susan M. Kerber and Daisy Del Bishop, each as to an undivided one-half interest hereinafter called grantee, and unto grantor'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:

Lot 187, THIRD ADDITION TO SPORTSMAN PARK, in the County of Klamath, State of Oregon.

SUBJECT TO: Rules and regulations of Fire Patrol District; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Third Addition to Sportsman Park; Agreement for control of water level of lake, recorded February 15, 1924 in Book 63 at page 459, Deed Records of Klamath County, Oregon; Agreement, including the terms and provisions thereof, regarding well and water pipe easement, recorded August 29, 1966, in Book M66 at page 8661, Records of Klamath County, Oregon; Conditions and Restrictions in Deed recorded September 10, 1971 in Book M71 at page 9660, Records of Klamath County, Oregon; Easements and rights of way of record and those apparent on the land, if any;

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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, is \$ clear title

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which) (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

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 26 day of March, 1990; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto 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.

(If the signer of the above is a corporation, use the form of acknowledgment corporate.)

STATE OF MARYLAND, Washington)

County of Thurston) ss.

The foregoing instrument was acknowledged before me this March 26, 1990, by Susan M. Kerber

Margaret E. Kerber, Washington Notary Public for Oregon

(SEAL)

My commission expires: 3-1-92

ESTATE OF LELAND LINCOLN THRAPP

BY Susan M. Kerber

Susan M. Kerber, Personal Representative

STATE OF OREGON, County of) ss.

The foregoing instrument was acknowledged before me this

1990, by

president, and by

secretary of

a corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires:

(SEAL)

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 10th day of February, 1990, at 11:06 o'clock A.M., and recorded in book/reel/volume No. M99 on page 4805 or as fee/title/instrument/microfilm/reception No. 74437, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Linda Smith, County Clerk

NAME TITLE

Fee: \$30.00

By Kathleen Ross Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording is sent to:

ASPEN TITLE & ESCROW, INC. ATTN: COLLECTION DEPT.

NAME, ADDRESS, ZIP

Should a change in requested address be requested, please be sent to the following address.

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE