

76826

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BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That ROGER D. GRADY and JULIE A. GRADY, hereinafter called grantor,

for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto GLEN THILL and DAWN MARIE THILL, husband and wife hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

The W¹ NE¹ E¹ of Section 13, Township 23 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTION THEREFROM that portion conveyed to Klamath County for road purposes recorded March 4, 1985 in Volume 885 at page 3204, Microfilm Records of Klamath County, Oregon.

TAX ACCT. NO. 2309 01300 00600

The property is free from encumbrances except:

1. The assessment roll and the tax roll disclose that the premises herein described were specially assessed as Forest Land. If the land becomes disqualified for the special assessment under the statute, additional tax may be levied.

2. Rights of the public in and to any portions of the herein described premises lying within the limits of streets, roads or highways.

(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 \$ 1997.34

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 22nd day of December, 1993; 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.

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 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.

Roger D. Grady
ROGER D. GRADY

Julie A. Grady
JULIE A. GRADY

STATE OF OREGON, County of LINCOLN

This instrument was acknowledged before me on DEC 22, 1993, by ROGER D. & JULIE A. GRADY

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



OFFICIAL SEAL
FRED GROBNER
NOTARY PUBLIC - OREGON
COM. EXPIRATION DATE: 12/31/94

My commission expires _____

Notary Public for Oregon

ROGER D. & JULIE A. GRADY

P.O. BOX 584

HALEPORT, OREGON 97394

Grantor's Name and Address

GLEN & DAWN MARIE THILL

P.O. BOX 793

LA PINE, OREGON 97739

Grantor's Name and Address

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

GLEN & DAWN THILL

P.O. BOX 793

LA PINE, OREGON 97739

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

SAME AS ABOVE

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 23rd day of March, 1992, at 2:30 o'clock P.M., and recorded in book/reel/volume No. M99 on page 10328 or as fee/file/instrument/microfilm/reception No. 76826, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Linda Smith, County Clerk

Fee: \$30.00

By Richard R. Rose Deputy