

NS

99 APR 21 AM 11:11 Vol M99 Page 1456-1

STATE OF OREGON.

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

Grantor's Name and Address

Grantee's Name and Address

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

Mr. and Mrs. Douglas W. Jackson  
2454 Lindley Way  
Klamath Falls, OR 97601

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

As Your records show-no change

SPACE RESERVED  
FOR  
RECORDING USE

ATC 99 1141

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that DOUGLAS W. JACKSON

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto DOUGLAS W. JACKSON and MARY P. JACKSON, 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 thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF. . . . .

This instrument is being recorded as an accommodation only, and has not been examined as to validity, and the recorder has no duty upon the basis of this recording. This courtesy recording has been requested by ADPEN TITLE & ESCROW, INC.

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 \$ 20,000.00 (Twenty Thousand Dollars). However, the actual consideration consists of or includes other property or value given or promised which is a part of the whole indicated which consideration is 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 20th day of April, 1999, at Klamath Falls, Oregon, 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 DERIVED IN ORS 30.930.

*Douglas W. Jackson*  
Douglas W. Jackson

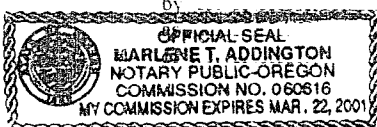
STATE OF OREGON, County of Klamath.

This instrument was acknowledged before me on

by Douglas W. Jackson

This instrument was acknowledged before me on

by



*Marlene T. Addington*  
Notary Public for Oregon  
My commission expires 3-22-01

## EXHIBIT "A"

A parcel of land situated in the SW 1/4 NW 1/4 of Section 5,  
Township 39 South, Range 9 East of the Willamette Meridian, in  
the County of Klamath, State of Oregon, being more particularly  
described as follows:

Commencing at a 1" iron shaft with hex nut marking the  
Northwest corner of said SW 1/4 NW 1/4; thence North 89 degrees  
55' East along the North line of said SW 1/4 NW 1/4, 819.09  
feet to a 1/2 inch iron pin; thence South 00 degrees 05' East,  
124.67 feet to a 1/2 inch iron pin; thence South 89 degrees 55'  
West, 122.50 feet to a 1/2 inch iron pin marking the point of  
beginning for this description; thence continuing South 89  
degrees 55' West, 122.50 feet to a 1/2 inch iron pin; thence  
South 00 degrees 05' East, 249.33 feet to a 1/2 inch iron pin  
on the Northerly right of way line of Lindley Way; thence North  
89 degrees 55' East along said right of way line, 122.50 feet  
to a 1/2 inch iron pin; thence North 00 degrees 05' West,  
249.33 feet to the point of beginning.

CODE 4 MAP 3909-SDC TL 500



STATE OF OREGON COUNTY OF KLAMATH

Filed for record at request of  
of April

AD 1999

Aspen Title  
at 11:11  
Deeds

o'clock

the 21st day of April 1999  
A. M. and duly recorded in Vol. M99  
on Page 14564

Linda Smith County Clerk

by \_\_\_\_\_

FFB \$35.00