

NN

Vol. M99 Page 31198

Grantor's Name and Address

1999 AUG -4 AM 11:32

Grantee's Name and Address

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

Donald James Miller

1867 Gary

City 97603

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

Recorded 8/04/99, at 11:32 a.m.

in Vol. M99 Page 31198

Linda Smith,

County Clerk

Fee \$ 30- KR :puty.

MTC 44306-MS

## BARGAIN AND SALE DEED

DENNIS A. ENSOR AND SANDRA L. ENSOR

KNOW ALL BY THESE PRESENTS that

herein: after called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

DONALD JAMES MILLER

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:

The North 1/2 of Lot 16 in Block 6 of PLEASANT VIEW TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM any portion lying within the right of way of Gary Street.

Grantees agree to assume and pay the existing trust deed recorded in Volume M98 at Page 14973, Microfilm Records of Klamath County, Oregon wherein James E. Miller is the Beneficiary and hold the Grantors harmless from any and all liability therefrom.

AMERITILE, has recorded this Instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 \$ 0. 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 on August 3, 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.

Dennis A. Ensor

Dennis A. Ensor

Sandra L. Ensor

Sandra L. Ensor

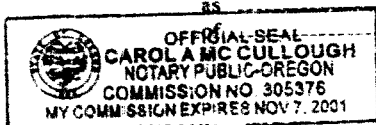
Sandra L. Ensor

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on August 3, 1999by Dennis A. Ensor and Sandra L. Ensor

This instrument was acknowledged before me on

by

as



Notary Public for Oregon

My commission expires

Nov 7, 2001