



1999 AUG 23 PM 3:07

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

Darlene P. Rushing

7735 Hilvard Ave.

Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:

Darlene P. Rushing

7735 Hilvard Ave.

Klamath Falls, OR 97603

Escrow No. K54415B

Title No. K54415B

STATUTORY BARGAIN AND SALE DEED

Arnold C. Wheeler, Personal Representative for the Estate of George M. Wheeler, Grantor, conveys to Darlene P. Rushing estate in fee simple, Grantee, the following described real property:

See legal description marked Exhibit "A" attached hereto and by this reference made a part hereof as though fully set forth herein.

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.

The true consideration for this conveyance is \$ _____ (Here comply with the requirements of ORS 93.030)

Dated this Aug day of 13, 1999.

By:

Arnold C. Wheeler

Arnold C. Wheeler, Personal Representative
for the Estate of George M. Wheeler

STATE OF

County of _____ } ss.

This instrument was acknowledged before me on this 13th day of August, 1999
by Arnold C. Wheeler



Deborah L. McCain

Notary Public for Oregon

My commission expires: 4-22-2001

33971

Exhibit A

DESCRIPTION OF PROPERTY

All that portion of Lot 7, Section 6, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwest corner of said Section 6; thence S. 89°59'00" E. along the south line of said Section 6 (N. 89°58' E. by deed record M-65 on page 446) a distance of 794.00 feet; thence N. 00°01'00" E. at right angles to the south line of said Section 6 (N. 00°02' W. by said deed record) a distance of 153.70 feet to the True Point of Beginning of this description; thence continuing N. 00°01'00" E. a distance of 216.30 feet, more or less, to the lower bank of the Enterprise Irrigation ditch; thence easterly and southerly along the lower bank of said ditch a distance of 660 feet, more or less, to its intersection with the south line of said Section 6; thence N. 89°59'00" W. along the south line of said Section 6 a distance of 35.50 feet; more or less, to a point that is S. 89°59'00" E. a distance of 909.50 feet from the Southwest corner of said Section 6; thence N. 00°19'20" W. parallel with the West line of said Section 6 a distance of 153.70 feet; thence N. 89°59'00" W. a distance of 114.60 feet to the True Point of Beginning of this description.

State of Oregon, County of Klamath
Recorded 8/23/99, at 3:27 p. m.
In Vol. M99 Page 33976
Linda Smith,
County Clerk Fee \$ 35.00