



Mailloux Caldwell

709 Prescott

Klamath Falls Or.

Grantor's Name and Address

Robin Dupraz

883 Richmond

Klamath Falls Or.

Grantee's Name and Address

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

Robin Dupraz

883 Richmond

Klamath Falls, Or.

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

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STATES OF OREGON

County of

1999 NOV 30 AM 11:07

SPACE RESERVED
FOR
RECORDER'S USE

I certify that the within instrument was
received by me at the
at
book
and/or as a file/instrument/microfilm/telex
No. _____

State of Oregon, County of Klamath

Recorded 11/30/99 at 11:07 a.m.

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Linda Smith,

By County Clerk

Fee \$ 30.00 Deputy.

K 54712

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Russell Mailloux and Larry W. Caldwell

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
Robin Dupraz & Thomas Whitmire not as tenants in common but with full rights of survivorship
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:

Lots 16, 17, and 18 Block 6, INDUSTRIAL ADDITION TO THE CITY
OF KLAMATH FALLS, in the county of Klamath, State of Oregon.

Code 1, Map 3809-33CA, tax Lot 100

Code 1, Map 3809-33BD, Tax lot 6600

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 30.390

(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 \$ 79,900. 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 Φ , 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 _____; 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 30.390.

Russell Mailloux
Larry W. Caldwell

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on November 30, 1999by Russell Mailloux and Larry W. Caldwell

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Brenda P. Rodriguez
Notary Public for Oregon
My commission expires 9-6-01

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