

1999 DEC 27 AM 11:46

MTC 1396-1513

RETURN TO: William P. Brandsness 411 Pine Street Klamath Falls, OR 97601	TAX STATEMENTS TO: Same - No Change	CLERK'S STAMP: Vol <u>M99</u> Page <u>50666</u>
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-BARGAIN AND SALE DEED-

South Valley Bank & Trust, an Oregon Banking Corporation, formerly, South Valley State Bank, Grantor, conveys to Len D. Milam and Ruby L. Milam, Grantees, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 14, Block 1 of tract 1164, in Section 19, Township 36S, Range 11, east of the Willamette Meridian, Klamath County, Oregon consisting of 23.48 acres

The true and actual consideration for this transfer is to clear title to an Assignment dated April 1, 1991, recorded on April 19, 1982 in Volume M82, at page 4827, Deed Records, Klamath County, Oregon.

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.

DATED this 15TH day of December, 1999.

AMERITITLE, 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.

South Valley Bank & Trust

William E. Castle
William E. Castle
Its: PRESIDENT/CEO

STATE OF OREGON)
County of Oregon) ss. December 15TH, 1999.

Personally appeared William E. Castle, President of South Valley Bank & Trust, who said that the foregoing instrument was signed on behalf of the corporation and by authority of it's Board of Directors, and he acknowledged the foregoing instrument to be it's voluntary act. Before me:



Mindy Rutledge
Notary Public for Oregon
My Commission Expires: 8-6-01

State of Oregon, County of Klamath
Recorded 12/27/99, at 11:46 A.M.
In Vol. M99 Page 50666
Linda Smith,
County Clerk Fees 30⁰⁰