

1999 DEC 27 PM 3:04

FORM No. 723 - BARGAIN AND SALE DEED (Individual or Corporate)

BARGAIN AND SALE DEED

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ATE 50657

Vol. M99 Page 50711

KNOW ALL MEN BY THESE PRESENTS, That G.B. TRUST, TRUST #544-64-2620, G.B. PETERSON TRUSTEE, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto RYAN B. WEIDER, 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit: (Memorial)

PLEASE SEE EXHIBIT "A" ATTACHED HERETO

ORIGINAL

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$43,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which). (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 20TH day of DECEMBER, 1999; if a corporate grantor, it has caused its name to be signed and its seal 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.

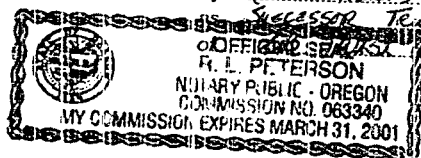
G.B. TRUST, TRUST #544-64-2620, G.B. PETERSON TRUSTEE

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on 12-24-1999, by

This instrument was acknowledged before me on 12-24-1999, by (G.B. Trust) by G.B. Peterson

Successor Trustee G.B. Trust



Notary Public for Oregon My commission expires 3-31-2001

G.B. Trust

Trustee G.B. Peterson

K2 OR 97601

Grantor's Name and Address

Grantee's Name and Address

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

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

Copy to:

0819 to:

P.O. Box 1924

K2, OR 97601

STATE OF OREGON,

County of } ss.

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 or as fee/file/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By

Deputy

EXHIBIT "A"

Beginning at a point on the Southwesterly right of way line of Cumberland Road, a County Road in Section 8, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, which point of beginning is South 0 degrees 38' East 585.07 feet and North 89 degrees 22' East, 545.45 feet from the Northwest corner of Westover Terraces, a platted subdivision in Klamath County, Oregon; thence North 24 degrees 45' West along the Southwesterly right of way of said Cumberland Road, a distance of 50 feet; thence South 65 degrees 15' West, 100 feet; thence South 24 degrees 45' East, 50 feet; thence North 65 degrees 15' East, 100 feet to the point of beginning; being a parcel of land in the vacated portion of said Westover Terraces and lying in the NE 1/4 NW 1/4 of Section 8, Township 39 South, Range 9 East of the Willamette Meridian, and which was formerly described as Lot 12, Block 12 of said Westover Terraces.

CODE 191 MAP 309-8BA TL 1100

State of Oregon, County of Klamath
Recorded 12/27/99, at 3:04 p.m.
In Vol. M99 Page 50711
Linda Smith,
County Clerk Fee \$ 35⁰⁰