

NN

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CORDIA JAMES
P.O. BOX 342
AYSHIRE, IA 50515

200-JAN 23 11:11:49

Grantor's Name and Address
CORDIA L. JAMES & REUBEN L. JAMES
P.O. BOX 342
AYSHIRE, IA 50515

After recording, return to (Name, Address, Zip):
CORDIA L. JAMES & REUBEN L. JAMES
P.O. BOX 342
AYSHIRE, IA 50515

Until requested otherwise, send all tax statements to (Name, Address, Zip):
CORDIA L. JAMES & REUBEN L. JAMES
P.O. BOX 342
AYSHIRE, IA 50515

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 1/28/00, at 11:49 a.m.

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Linda Smith,

County Clerk

Fee \$ 21.00

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MTC 49890-KR

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that CORDIA JAMES AKA CORDIA LEAVERN JAMES

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
CORDIA L. JAMES & REUBEN L. JAMES, as tenants by the entirety

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 12 and 37, Block 41 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH a 1980 SEQUO Manufactured Home, Oregon License #X169153, Serial #240125D4662 which is situate on the real property described herein.

(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 \$ 1.00. 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 January 10, 2000; 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.

CORDIA LEAVERN JAMES

STATE OF ~~OREGON~~ IOWA County of Polk Alto ss.

This instrument was acknowledged before me on January 10, 2000,
by CORDIA LEAVERN JAMES

This instrument was acknowledged before me on _____,
by _____,
as _____,
of _____

Janelle Hoffman
Notary Public for Oregon
My commission expires

JANELLE HOFFMAN
MY COMMISSION EXPIRES
7-20-01

21.00