

NN

Vol M00 Page 12041

STATE OF OREGON, } ss.
County of _____

200 APR 13 AM 11:04

Grantor's Name and Address

Grantee's Name and Address

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

EDDIE L. WILCHER
P.O. BOX 240
KENO, OR 97627

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

SAME

SPACE RESERVED
FOR
RECORDER'S USE

I certify that the within instrument was received for record on _____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME TITLE

By _____, Deputy.

C00-41

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that HAZEL WILCHER ALLEN who aquired title as HAZEL L. WILCHER hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto EDDIE L. WILCHER 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:

SEE EXHIBIT "A" ATTACHED HERE TO AND BY THIS REFERENCE MADE A PART HEREOF

(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 \$ none. [Ⓢ] 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 April 12, 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.

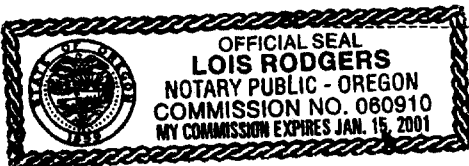
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

HAZEL WILCHER ALLEN

STATE OF OREGON, County of Curry) ss.

This instrument was acknowledged before me on April 12, 2000 by Hazel Wilcher Allen

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



Notary Public for Oregon

My commission expires January 15, 2001

EXHIBIT "A"**PARCEL 1**

A parcel of land located in Government Lot 5 in SE 1/4 NW 1/4 of Section 6, township 40 South, Range 8 East of the Willamette meridian, more particularly described as follows: Beginning at a 5/8 inch iron pin which is South 0° 03' 59" East 2050.32 feet and South 89° 54' 36" East 1385.73 feet from the Northwest corner of Sec. 6 and is also South 89° 54' 36" East 60.0 feet from the Northeast corner of Lot 1 in Block 1 of Keno Whispering Pines Subdivision, which point of beginning is also on the East right of way line of a public road: thence continuing East along the South line of property described in deed from Ben L. Snowgoose et ux., to Edward J. Shipsey et ux, recorded May 6, 1968, Deed Vol. M68 page 4060, records of Klamath County, Oregon, a distance of 455.09 feet to a 5/8 inch iron pin on the Westerly right of way line of the Keno-Worden County Road; thence along said Westerly right of way line South 34° 10' 53" East a distance of 321.20 feet; thence continuing along said right of way line South 31° 33' East 129.30 feet to a 5/8 inch iron pin; thence West 703.00 feet to a 5/8 inch iron pin on the Easterly line of the Southerly projection of the aforesaid public road; thence along said East line North 0° 03' 57" West 375.90 feet to the point of beginning, containing 5 acres, more or less.

PARCEL 2

Tract of land situated in the NE 1/4 SW 1/4 and the SE 1/4 NW 1/4 of Section 6, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being a portion of that tract of land described in Deed Volume M83, page 4375 of the Klamath County Deed Records, more particularly described as follows: Beginning at the Northeast corner of Lot 1 in Block 1 of "Keno Whispering Pines"; thence along the boundary of said "Keno Whispering Pines, South 00 degrees 03' 57" East 603.80 feet to the C-W 1/16 corner of said Section 6, and South 00 degrees 01' 15" West 273.55 feet; thence South 89 degrees 59' 24" East 530.06 feet; thence North 71 degrees 13' 12" East 471.36 feet to a point on the Westerly right of way line of the Keno-Worden Road; thence North 31 degrees 33' 00" West, along said right of way line, 86.1 feet, more or less, to the South line of that tract of land described in Deed Volume M72, Page 12797; thence, along the lines of said tract, West 871.3 feet, more or less, to a 5/8" iron pin and North 00 degrees 03' 57" West 276.35 feet; thence continuing North 00 degrees 03' 57" West 375.90 feet, thence South 89 degrees 54' 36" West 60.00 feet to the point of beginning.

State of Oregon, County of Klamath
Recorded 04/13/00, at 11:04 a. m.
In Vol. M00 Page 12041
Linda Smith,
County Clerk Fee\$ 26⁰⁰