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LYNN M. LANGHORNE
3410 Holbrook Street
Roseburg, OR 97470

Grantor's Name and Address

BILL C. GOW & SHARON M. GOW
4993 Clarks Branch Rd.
Roseburg, OR 97470

Grantee's Name and Address

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

BILL C. GOW & SHARON M. GOW
4993 Clarks Branch Rd.
Roseburg, OR 97470

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

BILL C. GOW & SHARON M. GOW
4993 Clarks Branch Rd.
Roseburg, OR 97470

SPACE RESERVED
 FOR
 RECORDER'S USE

State of Oregon, County of Klamath

Recorded 05/05/00, at 11:32a m.In Vol. M00 Page 16270

Linda Smith,

County Clerk Fee \$ 21⁰⁰

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MTC 50702-KR

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that LYNN M. LANGHORNE

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

BILL C. GOW & SHARON M. GOW, husband and wife

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:

Parcel 1 of Land Partition 16-92 situated in the N $\frac{1}{2}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 7, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH 1995 SKYLINE Manufactured Home, Oregon License #X150777 and Serial #34-70-0325-HAB, 26 x 48, which is situate on the real property described herein.

SUBJECT TO: Trust Deed dated September 13, 1994 and recorded September 29, 1994 in Volume M94, page 30538, Microfilm Records of Klamath Coutny, Oregon in the amount of \$82,651.11 in favor of Green Tree Financial Corporation, as Beneficiary which the above named Grantees hereby agree to assume and pay in full.

(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 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.^② (The sentence between the symbols ^①, 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 17, 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.

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on April 17, 2000,
 by LYNN M. LANGHORNE

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



Notary Public for Oregon

My commission expires 11/16/2003

21.00