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200 JUL 10 PM 3:23

Vol M00 Page 26238
STATE OF OREGON

CHRISTOPHER P. VANCE et al

6734 COTTAGE AVE

KLAMATH FALLS OR 97603

Grantor's Name and Address

CHRISTOPHER P. VANCE & MICHELE MARIE VANCE

6734 COTTAGE AVE

KLAMATH FALLS OR 97603

Grantee's Name and Address

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

CHRISTOPHER P. VANCE & MICHELE MARIE VANCE

6734 COTTAGE AVE

KLAMATH FALLS OR 97603

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

CHRISTOPHER P. VANCE & MICHELE MARIE VANCE

6734 COTTAGE AVE

KLAMATH FALLS OR 97603

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 07/18/00, at 3:28 PMIn Vol. M00 Page 26238By Linda Smith,County Clerk Fee\$ 21.00

MTC 51271-KR

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that CHRISTOPHER P. VANCE & MICHELE MARIE VANCE, husband and wife, as to an undivided 1/2 interest and WILLIAM W. EATON, as to an undivided 1/2 interest hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto CHRISTOPHER P. VANCE & MICHELE MARIE VANCE, 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:

A portion of Lot 5, Block 3 of Tract 1103 - EAST HILLS ESTATES, situated in the NE 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon being more particularly described as follows:

Beginning at a point on the Southwesterly line of Lot 5, Block 3 of Tract 1103 - East Hills Estates, from which the Southeasterly corner of said Lot 5 bears S48°43'56" East 26.84 feet; thence N03°34'56" West 79.69 feet; thence N06°33'47" East 46.31 feet; thence N69°37'00" East 55.18 feet to the right of way line of Cottage Avenue also being a point on the boundary of said Lot 5; thence along the boundary of said Lot 5, along the arc of a curve to the left (radius point bears N53°21'23" East 50.00 feet and central angle equals 32°50'09") 28.65 feet, S20°31'14" West 155.34 feet and N48°43'56" West 26.84 feet, to the point of beginning.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ lot line 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 June 8, 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.

Christopher P. Vance
CHRISTOPHER P. VANCE
Michele Marie Vance
MICHELE MARIE VANCE
William W. Eaton
WILLIAM W. EATON

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on June 8, 2000
by CHRISTOPHER P. VANCE, MICHELE MARIE VANCE & WILLIAM W. EATON

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

Notary Public for Oregon

My commission expires 11/16/2003