

200 OCT 10 PM 3:55

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<b>RETURN TO:</b> Michael P. Rudd Brandsness, Brandsness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601	<b>TAX STATEMENTS TO:</b> Charles and Janet Green 833 East Main Street Klamath Falls, OR 97601	State of Oregon, County of Klamath Recorded 10/10/00, at <u>3:55 p.m.</u> In Vol. M00 Page <u>37069</u> Linda Smith, County Clerk Fee \$ <u>21.00</u>
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**-BARGAIN AND SALE DEED-**

Robert W. Edgar and Bette J. Edgar, Grantors, convey to Charles Green and Janet Green, Grantees, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

All of Lots 594 and 595 in Block 108 of MILLS ADDITION to the City of Klamath Falls, Oregon, except the following: Beginning at a point 55 feet East from the Southwest corner of Lot 595 in Block 108 of MILLS ADDITION to the City of Klamath Falls, Oregon (as shown on the recorded plat thereof), thence North and at right angles to the North line of Darrow Street, a distance of 70 feet; thence East and parallel to the North line of Darrow Street, a distance of 45 feet; thence South and at right angles to Darrow Street a distance of 70 feet to the North line of Darrow Street; thence along the North line of Darrow Street Westerly a distance of 45 feet to the point of beginning.

The true and actual consideration for this transfer is \$130,000.

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.

DATED this 30th day of September, 2000.

OCTOBER 2, 2000 *lji pue*

*Robert W. Edgar*  
Robert W. Edgar

*Bette J. Edgar*  
Bette J. Edgar

STATE OF OREGON           )  
                                  ) ss.  
County of Klamath        )

Personally appeared before me this 2<sup>nd</sup> day of OCTOBER, 2000, the above-named Robert W. Edgar and Bette J. Edgar and acknowledged the foregoing instrument to be their voluntary act.



*Ann Cook Hampton*  
Notary Public for Oregon  
My Commission expires: \_\_\_\_\_