

NN

Vol MOO Page 42444

200 NOV 27 AM 11:20

STATE OF OREGON,

Leo B. Chadbourne  
 P.O. Box 4367  
 Salem OR 97302

Grantor's Name and Address

Leo B. Chadbourne &  
 Charles D. Chadbourne  
 P.O. Box 4367 Salem OR  
 97302

Grantee's Name and Address

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

Leo B. Chadbourne  
 P.O. Box 4367  
 Salem, OR 97302

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

Same

SPACE RESERVED  
 FOR  
 RECORDER'S USE

MTC 1396-2267

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Leo B. Chadbourne

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Charles D. Chadbourne & Leo B. Chadbourne, Tenants in Common, 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 attached legal discription A

AMERITITLE has recorded this instrument by request as an accomodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 \$ 0. 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 November 27, 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.

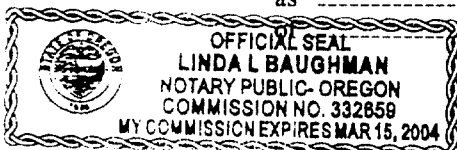
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Leo B. Chadbourne

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on November 27, 2000, by Leo B. Chadbourne

This instrument was acknowledged before me on \_\_\_\_\_, by \_\_\_\_\_, as \_\_\_\_\_



Linda L. Baughman

Notary Public for Oregon

My commission expires \_\_\_\_\_

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**PARCEL 1:**

A tract of land situated in Sections 2 and 3, Township 35 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at the Northwest corner of said Section 2; thence South 88 degrees 59' 04" East along the Northerly line of said Section 2, a distance of 276.30 feet to an intersection with the centerline of an existing Indian Service Road; thence South 33 degrees 06' 52" West along the centerline of said road, a distance of 35.00 feet; thence South 59 degrees 41' 57" East a distance of 1,375.68 feet to the most Northerly corner of a tract of land described in a Contract to FAJO, Inc., recorded November 3, 1977 in Volume M-77, page 21083, Deed Records; thence South 28 degrees 30' 24" West along the Westerly line of said FAJO, Inc., tract a distance of 1,475.05 feet to a point of curve in the centerline of the aforesaid road; thence along said centerline on a non-tangent curve to the left, having a radius of 2,400 feet and a central angle of 07 degrees 41' 21" (the radial point bearing South 59 degrees 02' 06" East) a distance of 323.58 feet; thence continuing along said centerline South 23 degrees 16' 33" West a distance of 1,014.08 feet to the most Northerly corner of a tract of land described in a Contract to Malia, Inc., recorded November 3, 1977 in Volume M77, page 21084, Deed Records; thence South 66 degrees 43' 27" East along the Northerly line of said Malia, Inc., tract a distance of 1,485.77 feet to the Westerly line of the aforesaid FAJO, Inc. tract; thence North 18 degrees 40' 55" East along the Westerly line of said FAJO, Inc., tract a distance of 622.00 feet; thence continue along said Westerly line North 28 degrees 30' 24" East a distance of 520.00 feet to the true point of beginning.

**PARCEL 2:**

A tract of land situated in Section 2, Township 35 South, Range 11 East of the Willamette Meridian in the County of Klamath and State of Oregon, described as follows:

Beginning at the Northwest corner of said Section 2; thence South 88 degrees 59' 04" East along the Northerly line of said Section 2, a distance of 276.30 feet to the centerline of an existing Indian Service Road; thence south 33 degrees 06' 52" West along said centerline a distance of 35.00 feet; thence South 59 degrees 41' 57" East, a distance of 2,030.72 feet; thence South 28 degrees 30' 24" West, a distance of 665.02 feet to a Northerly corner of a tract of land described in a Contract to Keith R. Shannon, recorded October 19, 1977 in Volume M77, page 20008, Deed Records and the true point of beginning of the tract of land herein to be described; thence South 59 degrees 41' 57" East along the boundary line of said Shannon tract a distance of 1,310.08 feet to an angle corner therein; thence South 28 degrees 30' 24" West a distance of 665.02 feet; thence South 32 degrees 34' 54" East a distance of 442.97 feet; thence North 87 degrees 54' 59" West a distance of 1,573.32 feet to the most Westerly corner of said Shannon tract; thence North 11 degrees 43' 00" East along the Westerly line of said Shannon tract a distance of 997.83 feet to an angle corner therein; thence continuing along the Westerly line of said Shannon tract North 28 degrees 30' 24" East a distance of 665.02 feet to the true point of beginning.

State of Oregon, County of Klamath  
Recorded 11/27/00, at 11:20 a. m.  
In Vol. M00 Page 42444  
Linda Smith,  
County Clerk Fee\$ 26<sup>00</sup>