

2001 MAR 13 PM 1:22

BARGAIN AND SALE DEED

Grantor: Roberta A. Decker

Grantee: Patricia Joan Patsch

After recording, return & send

tax stmts to: Patricia Joan Patsch
508 Upham Street
Klamath Falls, OR 97601

Consideration: ASSUMPTION OF OBLIGATION of \$23,209.78

KNOW ALL MEN BY THESE PRESENTS, That Robert A. Decker, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Patricia Joan Patsch, 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

All that portion of Lot 2 in Block 1 of First Addition to the City of Klamath Falls, Oregon, as follows: Beginning at the most Southerly corner of said Lot 2; thence Northwesterly along the line between Lots 2 & 3 of said Block, 76 feet; thence Northeasterly and parallel to Cook Street, 52 feet to the Easterly line of said Lot 2; thence Southeasterly along said Easterly line of said Lot 2, 76 feet to the Northerly line of Cook Street; thence Southwesterly along the said line of Cook Street to the point of beginning.

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is assumption of trust deed dated June 26, 2000, recorded July 7, 2000, in Vol. M00, page 24914

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.

In Witness Whereof, the Grantor has executed this instrument this 10th day of January, 2001.

Roberta A. Decker
Roberta A. Decker

STATE OF MASSACHUSETTS)
) SS
County of HAMPDEN)

This instrument was acknowledged before me on JAN 10, 2001, by Roberta J. Decker.

David Wallace
Notary Public for Massachusetts

My Commission Expires 2-11-2005

William L. Sisemore
Attorney at Law
803 Main St., Ste 201
Klamath Falls, OR 97601
541-882-7229
O.S.B. #70133

State of Oregon, County of Klamath
Recorded 03/13/01, at 1:20 PM.
In Vol. M01 Page 10071
Linda Smith,
County Clerk Fee\$ 21.00