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01 AUG 1 AM 10:30Vol M01 Page 38484

STATE OF OREGON,

} ss.

Grantor's Name and Address
Julie A Maness
2083 Portland St
Klamath Falls OR 97601Julie A. Maness and
Fred J. Hedem

Grantee's Name and Address

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

SPACE RESERVED
FOR
RECORDER'S USE

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

Above address

State of Oregon, County of Klamath

Recorded 08/01/01 at 10:30a m.In Vol. M01 Page 38484Linda Smith,County Clerk Fee \$ 21.00

Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Julie A. Maness

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Julie A. Maness, an unmarried woman and Fred J. Hedem, a married man with full rights of survivorship, 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:

lots 5 and 6, Block 41, Hillside Addition to the City of Klamath Falls, in the County of Klamath, State of Oregon. Less a parcel of land by 20 Feet by 100 Feet adjacent to Newcastle Street. being more particularly described as the Southwesterly 20 Feet of lots 5 and 6, Block 41 of said addition.

Code 1 map 3809-2880 TL 4600

(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 \$ love & Affection. 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 Aug 1, 2001; 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.

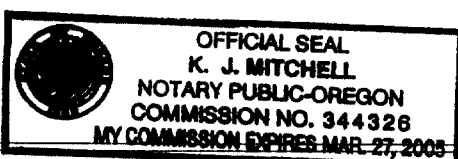
Julie A. ManessSTATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on August 1, 2001by Julie A. Maness

This instrument was acknowledged before me on

by

as

of

[Signature]
Notary Public for OregonMy commission expires 3-27-03