

01 AUG 27 AM 11:12

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STATE OF OREGON, } ss.BRUCE W. HAWKINS & SHAWNA L. HAWKINS
9707 YONNA DRIVE
BONANZA, OR 97623

Grantor's Name and Address

BRUCE W. HAWKINS & SHAWNA L. HAWKINS
9707 YONNA DRIVE
BONANZA, OR 97623

Grantee's Name and Address

After recording, return to (Name, Address, Zip):
BRUCE W. HAWKINS & SHAWNA L. HAWKINS
9707 YONNA DRIVE
BONANZA, OR 97623Until requested otherwise, send all tax statements to (Name, Address, Zip):
BRUCE W. HAWKINS & SHAWNA L. HAWKINS
9707 YONNA DRIVE
BONANZA, OR 97623SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 08/27/01 at 11:12 a. m.In Vol. M01 Page 43467

Linda Smith,

County Clerk Fee \$ 21.00

Deputy.

MTC S4211-KR

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that BRUCE WAYNE HAWKINS AKA BRUCE W. HAWKINS AKA BRUCE HAWKINS and SHAWNA HAWKINShereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BRUCE W. HAWKINS & SHAWNA L. HAWKINS, as tenants by the entirety, 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:

Parcel 1: A parcel of land situated in the SW $\frac{1}{4}$ of Section 7, Township 38 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Commencing at the SW corner of the NE $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 7, thence North 89°57'37" West along the South line of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 7, a distance of 24.83 feet to the "TRUE POINT OF BEGINNING" for this description; thence from said "TRUE POINT OF BEGINNING" South 89°57'37" East along the South lines of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ and NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section a distance of 356.19 feet to the SW corner of the E $\frac{1}{2}$ W $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section; thence North 00°21'00" West along the West line of the said E $\frac{1}{2}$ W $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$ a distance of 790.72 feet to a point on the Southeasterly right of way line of Highway No. 140; thence South 45°05'38" West along the said Highway NO. 140 a distance of 464.79 feet; thence South 02°44'42" West a distance of 462.88 feet to the "TRUE POINT OF BEGINNING".

Parcel 2: Government Lots 1, 2, 7, 8, 9, 10, 15 and 16, also described as the NE $\frac{1}{4}$ of Section 12, Township 36 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 3: Government Lots 3, 4, 5, 6, 11, 12, 13 and 14, also described as the NW $\frac{1}{4}$ of Section 12, Township 36 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

(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 \$ 1.00. ~~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 Φ , 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 August 16, 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.

Bruce Wayne Hawkins
BRUCE WAYNE HAWKINS AKA BRUCE W. HAWKINS AKA
BRUCE HAWKINS

Shawna L. Hawkins
SHAWNA HAWKINS

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on August 16, 2001,
by BRUCE WAYNE HAWKINS and SHAWNA HAWKINS

This instrument was acknowledged before me on 8-16-01,
by _____
as _____
of _____



Notary Public for Oregon

My commission expires 11/16/2003