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BARGAIN AND SALE DEED

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KNOW ALL MEN BY THESE PRESENTS, That Waymon L. Roden and Peggy N. Roden, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Kevin W. Spriggs and Buford D. Cannon, 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:

CASITAS LOT 60

4456 Arthur St.
Klamath Falls, OR.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 \$ 16,500.00.

~~Where the actual consideration consists of or includes other property or value given or promised with or without the whole consideration indicated with a circled X (The sentence between the symbols X, if not applicable, should be deleted. See ORS 93.030.)~~

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 7th day of October, 1992; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

Seller:
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.

Waymon L. Roden
Peggy N. Roden
Buyer: Kevin W. Spriggs and Buford D. Cannon

STATE OF OREGON, County of Klamath) ss.This instrument was acknowledged before me on Oct. 7, 1992,by Waymon Roden & Peggy Roden - SellersThis instrument was acknowledged before me on Oct. 7, 1992,by Kevin W. Spriggs & Buford D. Cannonas Buyersof Klamath Falls, OR.Piande Donker

Notary Public for Oregon

My commission expires 3/12/93

WAYMON L. RODEN
15555 JUNIPER PEAK RD
WFTD CA 96094

Grantor's Name and Address

KEVIN W. SPRIGGS
4456 ARTHUR ST.
KLAMATH FALLS, OR. 97603

Grantee's Name and Address

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

KEVIN W. SPRIGGS
4456 ARTHUR ST.
KLAMATH FALLS, OR. 97603

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

KEVIN W. SPRIGGS
4456 ARTHUR ST.
KLAMATH FALLS, OR. 97603

STATE OF OREGON,

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 11/05/01 8:49 a.m.

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Linda Smith,

County Clerk Fee \$ 21⁰⁰

by _____ Deputy

21-CA