

02 JUN 11 PM 3:11

Vol M02 Page

34230

STATE OF OREGON,

1 cc

Ona Menges & Antonio Gutierrez, Jr.

P. O. Box 342

Dorris, CA 96023

Grantor's Name and Address

Angela F. George

6080 Uhrman Rd.

Klamath Falls, OR 97601

Grantee's Name and Address

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

Angela F. George

6080 Uhrman Rd.

Klamath Falls, OR 97601

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

same - no change

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 06/11/2002 3:11 p.m.

Vol M02, Pg 34230-32

Linda Smith, County Clerk

Fee \$ 31.00 # of Pgs 3

MTC 1396-

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Ona W. Menges and Antonio C. Gutierrez, Jr. or the survivor

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Lawrence L. George and Angela F. George, husband and wife

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 EXHIBIT "A" WHICH IS MADE A PART HEREOF BY THIS REFERENCE

(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 \$ fulfillment of contract. 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 this 28th day of April, 1999; 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.

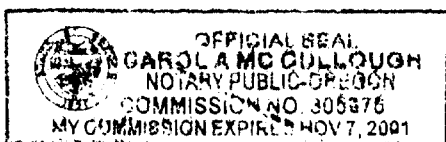
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Ona W. Menges
ONA W. MENGESAntonio C. Gutierrez, Jr.
ANTONIO C. GUTIERREZ, JR.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on April 30, 1999, by **ONA W. MENGES**

This instrument was acknowledged before me on _____, 19____, by _____, as _____ of _____

Carol A. McCullough
Notary Public for Oregon
My commission expires Nov 7, 2001

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

34231

State of CALIFORNIA

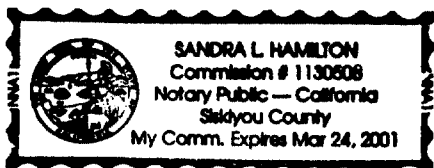
County of SISKIYOU

On April 30, 1999 before me, Sandra L. Hamilton, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Antonio C. Gutierrez, Jr.
Name(s) of Signer(s)

- ☒ personally known to me
☐ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) (is) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Sandra L. Hamilton
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Bargain and Sale Deed

Document Date: April 28, 1999 Number of Pages: Two Pages

Signer(s) Other Than Named Above: Ona W. Menges

Capacity(ies) Claimed by Signer(s)

Signer's Name: Antonio C. Gutierrez, Jr.

- ☒ Individual
☐ Corporate Officer
 Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing:

Antonio C. Gutierrez, Jr.

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer
 Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing:

34232

EXHIBIT 'A'

A parcel of land in the E½ of NW¼, Section 7, Township 38 South, Range 9 East of the Willamette Meridian, more particularly described as follows:
/ Klamath County, Oregon

Beginning at a point on the East line of SE¼NW¼ of Section 7, Twp. 38 South, Range 9 East, W.M., which lays South along the quarter line a distance of 216.9 feet from the Northeast corner of said SE¼NW¼ of Section 7 which is also center line of County Road; thence North 71°30' West a distance of 134.0 feet along center line of County Road; thence North 56°15' West a distance of 90.0 feet along center line of County Road; thence North 37°30' West a distance of 200.0 feet along center line of County Road to center line of Old Highway; thence North 13°30' West a distance of 125.40 feet along center line of Old Highway; thence East a distance of 353.0 feet to East line of NW¼ of Section 7; thence South along said East line of NW¼ of Section 7 a distance of 373.33 feet to the point of beginning.

EXCEPTING THEREFROM The North 120 feet of said Tract.

SUBJECT TO reservations and restrictions of record, and easement and rights-of-way of record and those apparent on the land.