

'02 AUG 5 PM12:04

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STATE OF OREGON, } ss.BENNETT G. & JANICE I. BROWN4849 SOUTH SIXTH STREETKLAMATH FALLS, OREGON 97603
Grantor's Name and AddressBRYCE D. & CRYSTAL LYNN MADSEN224 1/2 LINCOLN STREETKLAMATH FALLS, OREGON 97601
Grantee's Name and Address

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

BRYCE D. & CRYSTAL LYNN MADSEN224 1/2 LINCOLN STREETKLAMATH FALLS, OREGON 97601
Until requested otherwise, send all tax statements to (Name, Address, Zip):-SAME AS ABOVE-SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 08/05/2002 12:04 p.m.Vol M02, Pg 44091

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1 Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that BENNETT G. BROWN & JANICE I. BROWN

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

BRYCE D. & CRYSTAL LYNN MADSEN, HUSBAND & WIFEhereinafter 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:LOT 2 IN BLOCK 40 FIRST ADDITION TO THE CITY OF KLAMATH FALLS
according to the official plat thereof on file in the office
of the County Clerk of 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 \$ 35,000.00. [Ⓢ] 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 [Ⓢ], 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 5, 2002; 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.

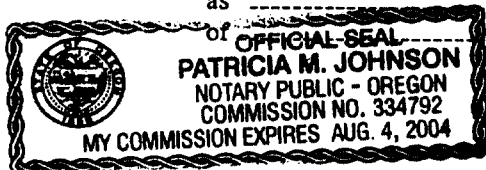
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Bennett G. Brown
BENNETT G BROWNJanice I. Brown
JANICE I BROWNSTATE OF OREGON, County of KLAMATHThis instrument was acknowledged before me on Aug 5, 2002 ss.
by BENNETT G. BROWN AND JANICE I. BROWN

This instrument was acknowledged before me on _____

by _____

as _____

Patricia M. Johnson
Notary Public for OregonMy commission expires Aug 4, 2004

21/ck