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Vol M03 Page 51824

BARGAIN AND SALE DEED
(ORS 93.860)

State of Oregon, County of Klamath
Recorded 07/23/2003 8:56 a.m.
Vol M03 Pg 51824-25
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

Mark Mingo and Janet Mingo, husband and wife, Grantor,
conveys to Allen Mahaney and Lori Mahaney, husband and wife,
Grantee, the following described real property:

A parcel of land situated in the North Half Northwest Quarter
Southwest Quarter (N1/2NW1/4SW1/4) of Section 16, Township 23 South,
Range 10 East of the Willamette Meridian, Klamath County, Oregon,
being more particularly described as follows:

Beginning at the West quarter corner of said Section 16; thence
South along the West line of said Section 16 a distance of 312.0
feet to the Northwest corner of parcel described in Deed Volume M69
at page 6733, Microfilm Records of Klamath County, Oregon; thence
East along the North line of said parcel a distance of 312.0 feet
to the Northeast corner thereof; thence North along the West line
of parcel described in Deed Volume M66 at page 9785 a distance of
312.0 feet to the North line of the NW1/4SW1/4 of said Section 16;
thence West along said North line a distance of 312.0 feet to the
point of beginning. EXCEPT the North 30 feet reserved for roadway.

SUBJECT TO: (1) Rights of the public in and to any portion of the
herein described premises lying within the limits of streets, roads
or highways. (2) existing easements of record.

(Tax Map No. R-2310-016CO-01500-000, Key No. R136454)

Situs: 6508 Michael Rd., LaPine, OR 97739

This conveyance includes all the Grantor's rights under any
existing land sale contract for purchase of the property, recorded
or unrecorded, presently owned or hereafter acquired.

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 AND
FOREST PRACTICES CONTAINED IN ORS 30.930.

et:

After recording, please return this document to: Louis B. Dvorak, Attorney, 1123 NW Bond St.,
Bend, OR 97701.

Until a change is requested, all tax statements shall be sent to the following address: Mr.-Mrs. Allen
Mahaney, 20584 Painters Court, Bend, OR 97701

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Mingo to Mahaney
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The true consideration for this transfer, stated in dollars is
\$-0-.

DATED this 12 day of ~~June~~, 2003.

Mark Mingo
Mark Mingo

Janet Mingo
Janet Mingo

STATE OF OREGON, County of Deschutes) ss.

The foregoing instrument was acknowledged before me this
12TH day of ~~June~~, 2003, by Mark Mingo and Janet Mingo.

JULY

[Signature]

Notary Public for Oregon
My commission expires: MAY 18TH 2007

