

04 FEB 19 PM 11:20

WJC-1396-5745

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BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That CLYDE M. HUME and THELMA D. HUME, Trustees, or their successors in trust, under the HUME LIVING TRUST, dated February 23, 1995, and any amendments thereto, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto WYMAN L. WOODRUM and JEANNE M. WOODRUM, 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:

Lot 12 in Block 62 of LAKEVIEW ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

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 Twenty Eight Thousand and No/100 Dollars (\$28,000.00). However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration.

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 25th day of October, 1995.

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.

AFTER RECORDING RETURN TO: WYMAN & JEANNE WOODRUM
2234 Orchard
Klamath Falls, OR 97601

TAX STATEMENT TO: SAME - NO CHANGE

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State of Oregon, County of Klamath
Recorded 02/19/2004 11:20 a m
Vol M04 Pg 9503-4
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

2600 AM

"GRANTOR"

09504

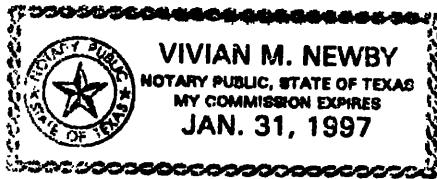
Clyde M. Hume
CLYDE M. HUME, Trustee

Thelma D. Hume
THELMA D. HUME, Trustee

STATE OF TEXAS
COUNTY OF Trinity

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§

This instrument was acknowledged before me on October 25, 1995, by CLYDE M. HUME and THELMA D. HUME, Trustees under the HUME LIVING TRUST.



Vivian M. Newby
Notary Public, State of ~~Oregon~~
My Commission Expires: 1-31-95