MTC81787-KR

FORM No. 723 – BARGAIN AND SALE DEED (Individual or Corporate). COPYRIGHT 1999 STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR 97204

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2008-002816
Klamath County, Oregon

00041225200800028160010012

03/05/2008 11:18:20 AM Fee: $21.00

George E. Yates
5917 Independence Avenue
Klamath Falls, OR 97603
Grantor's Name and Address

Larry R. Miller & Nelda J. Miller
5208 Peggy Avenue
Klamath Falls, OR 97601
Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Larry R. Miller & Nelda J. Miller
5208 Peggy Avenue
Klamath Falls, OR 97601

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

SPACE RESERV FOR RECORDER'S U

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that GEORGE E. YATES, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto LARRY R. MILLER and NELDA J. MILLER, 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:

Lot 10 in Block 1 of FIRST ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

EXCEPTING THEREFROM The Northerly 5 feet thereof conveyed for road purposes in Volume 362 at page 462, Deed Records 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 $ —. ① 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.① (The sentence between the symbols ①, 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 March 28, 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.

George E. Yates
GEORGE E. YATES

STATE OF OREGON, County of Klamath) ss.
This instrument was acknowledged before me on March 28, 2002,
by george E. Yates.
This instrument was acknowledged before me on ,
by
as
of

OFFICIAL SEAL
TAMARA L MC DANIEL
NOTARY PUBLIC- OREGON
COMMISSION NO. 351161
MY COMMISSION EXPIRES DEC 17, 2005

Tamara L. McDaniel
Notary Public for Oregon
My commission expires 12/17/05

2 AMT