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04-20-94A09:27 RCVD

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Until a change is requested,
tax statement to:
Ken and Rosella Braaten, Trustees of the Braatens' Trusts
Dated March 24, 1994
220 SE Richland
Corvallis, OR 97333

After recording return to:
David B. Connell
343 NW 7th
Corvallis, OR 97330

BARGAIN AND SALE DEED - STATUTORY FORM

This is a transfer to revocable inter vivos trusts for the benefit of Grantors, and there is no monetary consideration for this transfer.

For value received, KEN R. BRAATEN and ROSELLA A. BRAATEN, husband and wife, Grantors, convey to KEN R. BRAATEN, Trustee of the Ken R. Braaten Trust, dated March 24, 1994, an undivided one-half interest as tenant in common, and to ROSELLA A. BRAATEN, Trustee of the Rosella A. Braaten Trust, dated March 24, 1994, an undivided one-half interest as tenant in common, Grantees, in the following real property situated in Klamath County, Oregon, more particularly described as follows:

Lot 4, Block 4, SUN FOREST ESTATES, Tract No. 1060, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. SUBJECT to restrictions as contained in plat dedication; FURTHER SUBJECT to existing easement of record; FURTHER SUBJECT to Articles of Association, imposed by instrument recorded September 19, 1972 in Volume M72, Page 10581, Microfilm Records of Klamath County, Oregon; FURTHER SUBJECT to covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded September 19, 1972, in Volume M72, Page 10585, Microfilm Records of Klamath County, Oregon.

SUBJECT TO: Covenants, conditions, restrictions, reservations, easements, and encumbrances of record.

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.

Dated this 24 day of March, 1994.

Ken R. Braaten
KEN R. BRAATEN

Rosella A. Braaten
ROSELLA A. BRAATEN

STATE OF OREGON)
) ss.
County of Benton)

This instrument was acknowledged before me on March 24, 1994, by the above named KEN R. BRAATEN and ROSELLA A. BRAATEN.



David B. Connell
Notary Public for Oregon
My Commission Expires: 2/21/98

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of David B. Connell the 20th day of April A.D., 19 94 at 9:27 o'clock A.M., and duly recorded in Vol. M94 of Deeds on Page 11716.

FEE \$30.00

Evelyn Biehn County Clerk
By *Dorlene M. Lindstrom*