

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That J. Claude Bowden and Thelma M. Bowden, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto J. CLAUDE BOWDEN and THELMA M. BOWDEN, TRUSTEES OF THE J. CLAUDE BOWDEN and THELMA M. BOWDEN REVOCABLE LIVING TRUST DATED APRIL 28, 1998, 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:

Parcel #5: Pine Cone Acres:

Starting from the NW corner NE1/4SW1/4, Section 3, T. 36 S., R. 6 E., W. M.; thence S89°50'E, a distance of 60.05 feet; thence S2°36'12" W, a distance of 175.01 feet; thence East, a distance of 251.01 feet to an iron pin, the point of beginning; thence South, a distance of 125 feet to an iron pin; thence East, a distance of 85 feet to an iron pin; thence North, a distance of 125 feet to an iron pin; thence West, a distance of 85 feet more or less to the point of beginning.

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: TRUST ESTABLISHMENT.

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.

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 36.930.

In Witness Whereof, the Grantor has executed this instrument this 28 day of April, 1998.

J. Claude Bowden
J. Claude Bowden
Thelma Marie Bowden
Thelma M. Bowden

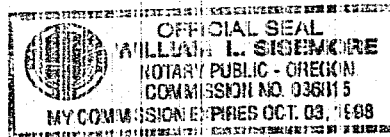
STATE OF OREGON)
) SS
County of Klamath)

This instrument was acknowledged before me on April 28, 1998, by J. Claude Bowden and Thelma M. Bowden.

William L. Sigmore
Notary Public for Oregon
My Commission Expires: OCT 03, 1998

After recording, return to:

J. Claude Bowden, Trustee
1551 McClellan
Klamath Falls, OR 97603



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 1st day
of May A.D., 19 98 at 11:20 o'clock A M., and duly recorded in Vol. 1798
of _____ Deeds on Page 14646

FEE \$30.00

By Bernatha G. Letsch, County Clerk

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