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William J. Dunn

Jennifer A. Dunn

185 N. Harwood St. #8, Prineville, OR

Grantor's Name and Address

97754

Jeffrey H. Sanders

Rochelle Sanders

4804 Cottage Ave, Klamath Falls, OR 97603

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

Jeff & Rochelle Sanders

4804 Cottage Ave.

Klamath Falls, OR 97603

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

Jeff & Rochelle Sanders

4804 Cottage Ave.

Klamath Falls, OR 97603

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STATE OF OREGON,

County of _____

} ss.

I certify that the within instrument was received for record on _____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME _____

TITLE _____

By _____

Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that William J. and Jennifer A. Dunn

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Jeffrey H. and Rochelle Sanders

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: 4125 Fargo St.

Lot 29, Tonatee Homes, in the County of Klamath, State of Oregon.

Code 41 map 3909-11CB TL 8100

(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 \$ 73,000. 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. (The sentence between the symbols Φ , 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 June 14, 2001; 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.

STATE OF OREGON, County of Klamath

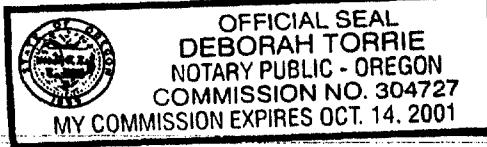
This instrument was acknowledged before me on June 4th 2001, by Jeffrey H. Sanders and Rochelle Sanders

This instrument was acknowledged before me on _____,

by _____

as _____

of _____



Deborah Torrie
Notary Public for Oregon
My commission expires Oct. 14, 2001

Duck

STATE OF OREGON,
County of Eschutes

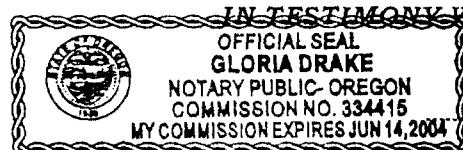
} ss.

FORM No. 23—ACKNOWLEDGMENT.
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Portland, OR 97204
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BE IT REMEMBERED, That on this 11th day of JUNE, 2001,
before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within
named WILLIAM J. DUNN

known to me to be the identical individual described in and who executed the within instrument and
acknowledged to me that He executed the same freely and voluntarily.

ATTACHED TO
BARGAIN AND
SALE DEED
(WILLIAM J. DUNN
JENNIFER A. DUNN)
GRANTORS

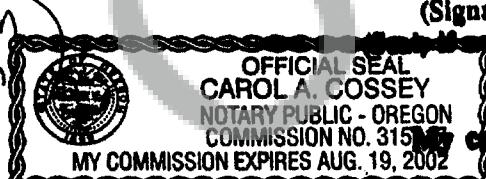


IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.

Gloria Drake

Notary Public for Oregon
My commission expires JUNE 14, 2004

ATTACHED TO
Bargain AND
SALE Deed.
(JENNIFER A. Dunn
& WILLIAM J. Dunn)



State of Oregon
County of Klamath
Signed or attested before me on
June 14, 2001 (date)
by
person(s) Jennifer A. Dunn name(s) of
(Signature of notarial officer)

Carol A. Cossey

Notary Public

Oregon

Commission No. 31575

Commission Expires: 8-19-2002

State of Oregon, County of Klamath
Recorded 07/09/01 at 12:59 p.m.
In Vol. M01 Page 33167
Linda Smith,
County Clerk Fee\$ 26⁰⁰