

01 DEC 12 PM 3:02

After Recording Return to:  
Mr. And Mrs. Gary W. Keefer

ATC II 54158

Vol M01 Page 63577

Until a change is requested all tax statements shall be sent as your records now show.

State of Oregon, County of Klamath  
Recorded 12/12/01 3:02 p m.  
Vol M01, Pg 63577  
Linda Smith, County Clerk  
Fee \$ 21<sup>00</sup> # of Pgs 1

**BARGAIN AND SALE DEED**

KNOW ALL MEN BY THESE PRESENTS, That JOHN WILLIAM KIMMEL and CARLA JEAN KIMMEL, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JOHN WILLIAM KIMMEL and CARLA JEAN KIMMEL, husband and wife, as to an undivided one-half interest. And GARY WAYNE KEEFER and PAMELA YVONNE KEEFER, husband and wife, as to an undivided one-half interest, 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:

A portion of the SW 1/4 NW 1/4 of Section 23, Township 39 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

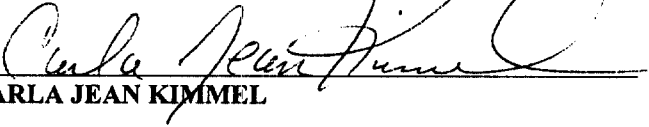
Beginning at a point on the North line of the Klamath Falls-Ashland Highway and distant Southwesterly along said line of Highway 377.9 feet from the intersection of said line and the East line of said SW 1/4 NW 1/4; thence Southwesterly along said line of Highway 100 feet to the Southwesterly corner of property herein conveyed; thence North 35° West a distance of 400 feet; thence Northeasterly and parallel to the said line of Highway, to the North line of the SW 1/4 NW 1/4; thence Easterly along the North line of the SW 1/4 NW 1/4 of Section 23, to a point North 35° West of the point of beginning, said point being the Northwesterly corner of the property conveyed to Willard L. Johnson, et ux., by Deed recorded on Page 136, of Volume 323 of Deeds; thence South 35° East along the Southwesterly line of said Johnson property 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 to change title only.  
(here comply with the requirements of ORS 93.930)

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.

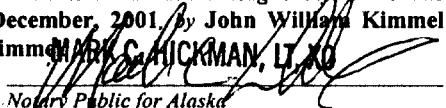
In Witness Whereof, the grantor has executed this instrument December 6, 2001; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

  
JOHN WILLIAM KIMMEL

  
CARLA JEAN KIMMEL

STATE OF ALASKA, )  
) ss.  
County of \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this 06 day of December, 2001, by John William Kimmel and Carla Jean Kimmel.

  
Notary Public for Alaska

My commission expires: MAY 31, 2022

STATE OF OREGON, County of \_\_\_\_\_ )ss.  
The foregoing instrument was acknowledged before me this \_\_\_\_\_, by \_\_\_\_\_, president, and by \_\_\_\_\_, secretary of \_\_\_\_\_ a \_\_\_\_\_ corporation, on behalf of the corporation.

\_\_\_\_\_  
Notary Public for Oregon

My commission expires:

(SEAL)  
(If executed by a corporation, affix corporate seal)

**BARGAIN AND SALE DEED**  
JOHN WILLIAM KIMMEL and CARLA JEAN KIMMEL,  
as grantor  
and  
JOHN WILLIAM KIMMEL and CARLA JEAN KIMMEL  
and GARY WAYNE KEEFER and PAMELA YVONNE KEEFER, as grantee

This document is recorded at the request of:  
Aspen Title & Escrow, Inc.  
525 Main Street  
Klamath Falls, OR 97601  
Order No.: 54158