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02 JAN 9 PM 3:12

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STATE OF OREGON, 1 cc



Warren Clinton Sorahan
1253 Austin St
Klamath Falls, Ore 97603

Grantor's Name and Address

Scott & Mary Lynn Figueroa
3325 Laverne Ave
Klamath Falls, Ore 97603

Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Scott & Mary Lynn Figueroa
3325 Laverne Ave
Klamath Falls, OR 97603

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

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 01/09/2002 3:12 p m.
Vol M02, Pg 1563
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1 puty.

mtc 1396-3491

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Warren Clinton Sorahan

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Scott Figueroa
Mary Lynn Figueroa with rights of survivorship
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:

Legal - Riverview 2nd Addition, Block 4,
Lot 5 and 6

Map Tax Lot R-3909-005CA-02000-000

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 \$ other than money. 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 $\text{\textcircled{D}}$, 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 January 9, 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.

Warren C. Sorahan
WARREN C. Sorahan

STATE OF OREGON, County of Klamath ss.

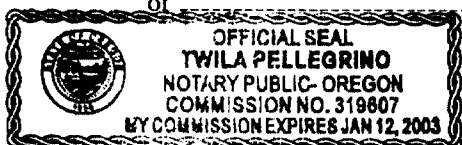
This instrument was acknowledged before me on January 9, 2002
by Warren C. Sorahan

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Twila Pellegrino
Notary Public for Oregon
My commission expires 1-12-2003