

02 APR 26 AM 11:42

BARGAIN AND SALE DEED (Individual or Corporate).

After Recording Return to:

KENNETH S. DUGAN

522 Pacific Terrace

Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the address noted above.

Vol M02 Page 24724

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That KENNETH S. DUGAN , hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto KENNETH S. DUGAN AND VIRGINIA M. DUGAN, husband and wife, 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:

Lot 4, Block 40, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

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 NONE--Transfer between husband and wife.

(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 April 17, 2002; 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.

Kenneth S. Dugan
Kenneth S. Dugan

State of Oregon, County of Klamath

Recorded 04/26/2002 11.42 a. m.

Vol M02, Pg 24724

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

STATE OF OREGON,)

(SEAL)

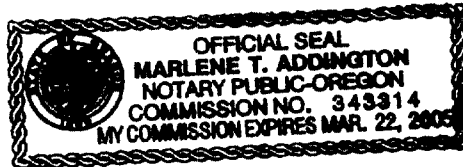
) ss.

County of Klamath)

The foregoing instrument was acknowledged before me this

25th day of April 2002, by Kenneth S. Dugan.

Marlene T. Addington
Notary Public for Oregon
My commission expires: 3-22-05



BARGAIN AND SALE DEED

KENNETH S. DUGAN , as grantor

and

KENNETH S. DUGAN and VIRGINIA M. DUGAN, as grantee

This document is recorded at the request of:

Aspen Title & Escrow, Inc.

525 Main Street

Klamath Falls, OR 97601

Order No.: 00054437