

02 NOV 18 PM 3:04



First American Title Insurance Company of Oregon

CRATER TITLE DIVISION

Main Office
300 West Main • P.O. Box 250
Medford, Oregon 97501
(541) 779-7250 • FAX (541) 779-4013

Vol M02 Page 66716
State of Oregon, County of Klamath
Recorded 11/18/2002 3:04 p m.
Vol M02, Pg 66716
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

C02-309

ORDER # 20015799DJ

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That James Beard and Sunshine Beard, Grantor(s), in consideration of **ZERO DOLLARS AND NO CENTS DOLLARS \$0.00**, paid by **James Beard**, Grantee(s), do hereby grant, bargain, sell and convey unto the said Grantee(s), their heirs and assigns all the following real property, with the tenements, hereditaments and appurtenances, situated in the County of **Klamath**, State of Oregon, and described as follows, to-wit:

LOT 1 IN BLOCK 6 OF OREGON PINES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

LOT 1/BLOCK 6

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.

To Have and to Hold, the above described and granted premises unto the said Grantee(s), their heirs and assigns forever.

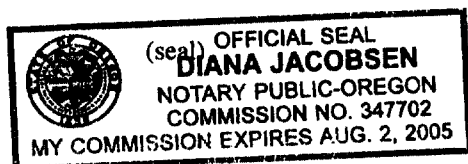
Witness our hand(s) and seal(s) this 15th day of November, 2002.



James Beard


Sunshine Beard

STATE OF OREGON)
) ss.
County of Jackson)

This instrument was acknowledged before me the 15th day of November, 2002
by **James Beard and Sunshine Beard**.




Notary Public for Oregon
My commission expires: 08/02/05

Until a change is requested,
send all tax statements to:
SAME AS OF RECORD

Return document to:
First American Title Insurance Co.
300 W. Main Street, P.O. Box 250
Medford, OR 97501

#217