

NN
03 MAR 20 PM2:56

MTZ 1396-4805

Vol M03 Page 16898JOHN OMAN
836 PACIFIC TERRACE
KLAMATH FALLS, OR 97601
Grantor's Name and Address
LA DEENA OMAN

Grantee's Name and Address

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

JOHN OMAN
836 PACIFIC TERRACE
KLAMATH FALLS, OR 97601

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 03/20/2003 2:56 p.m.

Vol M03 Pg 16898-99

Linda Smith, County Clerk

Fee \$ 26 # of Pgs 2

uty.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that LA DEENA OMAN

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JOHN OMAN

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:

PROPERTY ADDRESS: 836 PACIFIC TERRACE/KLAMATH FALLS, OR 97601

TAX ACCOUNT NO. R-3809-028BC-09800

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 \$ 0. 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 ①, 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 March 11, 2003; 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.

LA DEENA OMAN

STATE OF OREGON, County of Klamath

) ss. March 11, 2003

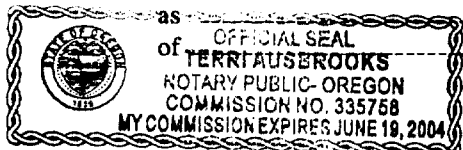
This instrument was acknowledged before me on

by LA DEENA OMAN

This instrument was acknowledged before me on

by

as



Notary Public for Oregon

My commission expires

6-19-04

ATTACHMENT A
Property Description

LOT 3, BLOCK 37, HOT SPRINGS ADDITION TO THE CITY OF
KLAMATH FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON.
EXCEPTING THEREFROM THE FOLLOWING:

BEGINNING AT THE MOST NORTHERLY CORNER OF LOT 3, BLOCK 37,
HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON;
THENCE SOUTH 61 DEGREES 42' WEST ALONG THE LINE BETWEEN LOTS
2 AND 3 OF SAID BLOCK 37, A DISTANCE OF 87.5 FEET; THENCE
SOUTH 28 DEGREES 18' EAST, ONE FOOT; THENCE NORTH 61 DEGREES
42' EAST 87.5 FEET TO THE NORTHEASTERLY LINE OF SAID LOT 3;
THENCE NORTH 28 DEGREES 18' WEST, ONE FOOT TO THE POINT OF
BEGINNING, BEING A PORTION OF LOT 3, BLOCK 37, HOT SPRINGS
ADDITION TO THE CITY OF KLAMATH FALLS, OREGON.

THIS PROPERTY LIES IN THE COUNTY OF KLAMATH, STATE OF
OREGON.