

03 MAR 28 AM 10:53

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After recording return to:

Woerdich
449 Telephone Flat Rd
Chiloquin, OR 97624

Until a change is requested all tax statements
shall be sent to the following address:

File No.: 7163-84090 (AJA)

Date: March 20, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath

Recorded 03/28/2003 10:53 A.m.

Vol M03 Pg 1887-29

Linda Smith, County Clerk

Fee \$ 31 # of Pgs 2


STATUTORY BARGAIN AND SALE DEED

Wayne E. Woerdich, Grantor, conveys to **Wayne E. Woerdich and Rizza C. Woerdich, Husband and Wife**, the following described real property:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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.

The true consideration for this conveyance is **\$0.00**. (Here comply with requirements of ORS 93.030)



Wayne E. Woerdich

K31. -

18888

APN: 248789

Bargain and Sale Deed
- continued

File No.: 7163-84090 (AJA)
Date: 03/20/2003

STATE OF Oregon)
)ss.
County of Klamath)



This instrument was acknowledged before me on this 21 day of March, 2003
by **Wayne E. Woerdich**.

Connie Flowers
Notary Public for Oregon

My commission expires: 6-4-06

Unofficial Copy

EXHIBIT A**LEGAL DESCRIPTION:**

A parcel of land situated in the W 1/2 of the NW 1/4 of Section 27, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 1/2 inch rebar from with the section corner common to Sections 21, 22, 27 and 28 bears South 89°59'31" West 329.42 feet and North 00°38'00" West 442.30 feet; thence North 89°59'31" East 330.00 feet to a 1/2 inch pipe; thence South 00°39'49" East 330.60 feet to a 1/2 inch rebar; thence North 89°56'51" West 330.00 feet to a 1/2 inch rebar; thence North 00°39'49" West 330.25 feet to the point of beginning.

TOGETHER WITH an easement for ingress and egress, in the Southeast corner of Parcel 2 of Major Land Partition No. 79-33, being more particularly described as follows:

Beginning at the Southwest corner of the above described parcel; thence North 89°56'51" West 30.00 feet; thence North 00°39'49" West 30.00 feet; thence South 89°56'51" East 30.00 feet; thence South 00°39'49" East 30.00 feet to the point of beginning.

TOGETHER WITH an easement 30 feet in width, for ingress and egress, over and across a portion of Parcel 1 of Major Land Partition No. 79-33, said easement being adjacent to the South and East boundary of said Parcel 1 as reserved in instrument recorded January 8, 1980 in Volume M80 page 345, Deed records of Klamath County, Oregon.

TOGETHER WITH an easement 40 feet in width for ingress and egress, adjacent to the West side of the NW 1/4 of Section 27, from the South boundary of said Parcel 1 Southerly to the Public Road designated as U. S. Forest Service Road No. 9715.