

03 MAY 22 PM 3:20

Vol M03 Page 34731



After recording return to:  
John F. Swetland  
1703 Lakeshore Drive  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
John F. Swetland  
1703 Lakeshore Drive  
Klamath Falls, OR 97601

File No.: 7061-161908 (MSR)  
Date: May 12, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath  
Recorded 05/22/2003 3:20 P m.  
Vol M03 Pg 34731-33  
Linda Smith, County Clerk  
Fee \$ 31.00 # of Pgs 3

### STATUTORY BARGAIN AND SALE DEED

Eric B. Swetland, Grantor, conveys to John F. Swetland, the following described real property:

For legal description, see Exhibit "A" attached hereto and made a part hereof;

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)

  
Eric B. Swetland

31K

34732

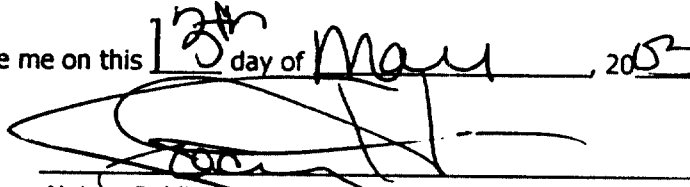
APN: 423795

Bargain and Sale Deed  
- continued

File No.: 7061-161908 (MSR)  
Date: 05/12/2003

STATE OF Oregon )  
                  KLAMATH ) ss.  
County of Deschutes )

This instrument was acknowledged before me on this 13<sup>th</sup> day of May, 2003  
by **Eric B. Swetland**.

  
\_\_\_\_\_  
Notary Public for Oregon



My commission expires: 8/2/03

**Exhibit "A"**

**34733**

Real property in the County of Klamath, State of Oregon, described as follows:

**Parcel 1:**

Lots 55, 55B and 56B all of Lot 56 of Lakeshore Gardens, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPT the following described portion thereof:

Beginning at the Southwesterly corner of said Lot 56; thence Northerly along the Westerly boundary of said Lot 56; 108.1 feet to the Northwesterly corner of said Lot 56; thence Easterly along the Northerly boundary of the said Lot 56 which is also the North boundary of the SW 1/4 NW 1/4 of Section 25, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, a distance of 106 feet; thence Southwesterly in a straight line to the point of beginning being a part of Lot 56, Lakeshore Gardens, according to the official plat thereof. All in Lakeshore Gardens, a platted portion of Klamath County, Oregon. ALSO except the South 50 feet of Lots 55 and 55B.

**Parcel 2:**

Also those parcels of land described as follows:

Beginning at the intersection of the North line of the SW 1/4 NW 1/4 of Section 25, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, and the South boundary of the Rock Creek Road; thence West along the said North line of the SW 1/4 NW 1/4, 68 feet; thence North and East in a straight line to a point on said South boundary of Rock Creek Road, which is 75 feet North and West of the point of beginning; thence South and East along said South boundary of Rock Creek Road 75 feet to the point of beginning.

Beginning at a point on the North line of said SW 1/4 NW 1/4 of Section 25, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, at its intersection with the said North boundary of the Rock Creek Road; thence North and West along said North boundary of the Rock Creek Road 75 feet; thence due North 20 feet, more or less, to the water line of the Upper Klamath Lake; thence South and East along the said water line to its intersection with the said North line of SW 1/4 NW 1/4; thence West along said line 45 feet, more or less to its intersection with the said North line of the Rock Creek Road, the place of beginning, both aforesaid parcels lying in the NW 1/4 NW 1/4 of Section 25, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Tax Parcel Number: 423795