

03 AUG 5 PM 1:36

BARGAIN AND SALE DEED (Individual or Corporate).

Aspen 57033

After Recording Return to:

RYAN B. WEIDER

1007 Lakeshore Drive

Klamath Falls, OR 97601

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

RYAN B. WEIDER

1007 Lakeshore Drive

Klamath Falls, OR 97601

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State of Oregon, County of Klamath

Recorded 08/05/2003 1:36 p.m.

Vol M03 Pg 56164

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That KRAIG B. WEIDER, LINDA WEIDER AND RYAN B. WEIDER, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto RYAN B. WEIDER, 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:

All that portion of Lot 17, LAKESHORE GARDENS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, described as follows:

Beginning at the Northwest corner of Lot 17 marked by an iron stake of 1 1/2 inch pipe driven in the ground, thence South 0°41' West along the lot line 163.2 feet to the Southwest corner of Lot 17; thence Easterly along the Southerly line of the lot, 85.00 feet; thence North 02°04' West 105 feet, more or less, to a point marked by an iron stake of 1 1/2 inch pipe driven in the ground at or near the Northerly lot line; thence North 51°41' West along the lot line 100.00 feet, more or less, to the point of beginning.

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 \$To Convey Title Only.
(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 July 29, 2003; 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.

Kraig B. Weider
KRAIG B. WEIDER

Linda L. Weider
LINDA L. WEIDER

Ryan B. Weider
RYAN B. WEIDER

STATE OF OREGON,

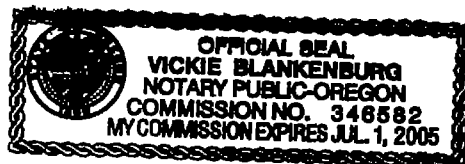
County of Klamath

The foregoing instrument was acknowledged before me this 30 day of July, 2003, by Kraig B. Weider, Linda L. Weider and Ryan B. Weider.

Vickie Blankenburg
Notary Public for Oregon

(SEAL)

My commission expires: 7-1-05
BARGAIN AND SALE DEED
, as grantor
and
RYAN B. WEIDER, as grantee



This document is recorded at the request of:
Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601
Order No.: 00057033