

Aspen 57283

Vol M03 Page 57418

After Recording Return to:
MITCHELL DEAN CAIN
URSULA ELLEN CAIN
24551 Highway 140 East
Bonanza, OR 97623

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

MITCHELL DEAN CAIN
URSULA ELLEN CAIN
24551 Highway 140 East
Bonanza, OR 97623

State of Oregon, County of Klamath
 Recorded 08/08/2003 3:26 p m
 Vol M03 Pg 57478
 Linda Smith, County Clerk
 Fee \$ 2.00 # of Pgs 1

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That MITCH CAIN, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto MITCHELL DEAN CAIN and URSULA ELLEN CAIN, HUSBAND AND WIFE, 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:

A parcel of land situated in the N 1/2 of the N 1/2 of Section 23, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch rebar with plastic cap, said 5/8 inch rebar being South 544.00 feet from an aluminum cap marking the North one-quarter corner of said Section 23; thence North 89° 10' East 1294.41 feet to a 5/8 inch rebar with plastic cap; thence continuing North 89° 10' East to the East line of the NW 1/4 NE 1/4 of said Section 23; thence Southerly along said East line to the Northwestern right of way line of State Highway 150; thence Southwesterly along said right of way line to the South line of said N 1/2 of the N 1/2 of said Section 23; thence Westerly along said South line to its intersection with a fence line which bears South 00° 10' West from the point of beginning; thence North 00° 10' East, along said fence line, to the point of beginning, with bearings based on an assumed bearing of North 71° 00' East from the North one-quarter corner of said Section 23 to Yanix Lookout.

*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 31, 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.

Mitchell Dean Cain
 MITCHELL DEAN CAIN/ AKA. MITCH CAIN

Ursula Ellen Cain
 URSULA ELLEN CAIN

STATE OF OREGON,

County of Klamath

The foregoing instrument was acknowledged before me this 1st day of August, 2003, by Mitchell Dean Cain and Ursula Ellen Cain

Vickie Blankenburg
 Notary Public for Oregon

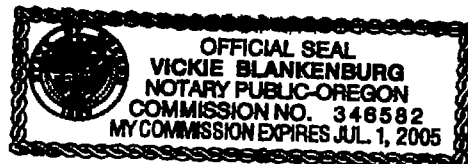
(SEAL)

My commission expires:

BARGAIN AND SALE DEED

, as grantor
 and

**MITCHELL DEAN CAIN and URSULA ELLEN CAIN, as
 grantee**



This document is recorded at the request of:
Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601
Order No.: 00057283