

04 APR 13 PM 3:22

EA NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.

Earl E. and Donna M. Kessler

Vol M04 Page 21595

Grantor's Name and Address

William D. and Yvette R. Lowery

Grantee's Name and Address

After recording, return to (Name, Address, Zip): William D. and Yvette R. Lowery

Until requested otherwise, send all tax statements to (Name, Address, Zip): William D. Yvette R. Lowery

CE 6422

SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath Recorded 04/13/2004 3:22 p m Vol M04 Pg 21595 Linda Smith, County Clerk Fee \$ 21.00 # of Pgs 1

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Earl E. Kessler and Donna M. Kessler

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto William D. Lowery and Yvette R. Lowery, 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 any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

That portion of the West 330 feet of Government Lot 4, Section 1, Township 40 S., R. 7 E.W.M., lying Southerly of the Klamath Falls Ashland Highway recorded in Volume 63 on page 486 Deed Records of Klamath County, Oregon. Saving and excepting any portion lying within the Chase Mountain Road.

Reserving to Grantor herein an easement for the existing powerline and powerpole, for the benefit of their remaining property.

Subject to the following:

- 1. Right of way for pole line conveyed to the California Oregon Power Company, recorded in Volume 69, page 440, Deed records of Klamath County, Oregon.
2. Right of Way for transmission line to the California Oregon Power Company, recorded in Volume 294, on page 457, Deed records of Klamath County, Oregon.
3. Easement to the United States of America recorded in Volume 319 on page 335, Deed Record of Klamath County, Oregon.

(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 \$ 5,000.00. 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, 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 April 13th 2004; 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.

Earl E. Kessler

Donna M. Kessler

STATE OF OREGON, County of Klamath ) ss.

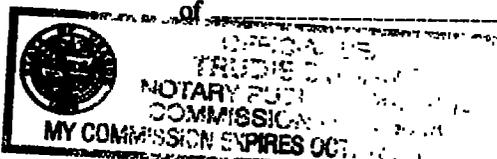
This instrument was acknowledged before me on April 13th 2004 by Earl E. Kessler and Donna M. Kessler

This instrument was acknowledged before me on

by

as

of



Notary Public for Oregon

My commission expires