

State of Oregon, County of Klamath  
 Recorded 07/20/2004 8:56 a m  
 Vol M04 Pg 47203-4  
 Linda Smith, County Clerk  
 Fee \$ 26.00 # of Pgs 2

# **BARGAIN AND SALE DEED**

MARVIN D. GARRISON, GRANTOR, **GRANTING AND RESERVING, TO MARVIN D. GARRISON, THE GRANTOR, A TWO-THIRD (2/3<sup>RD</sup>) FEE INTEREST AND LIFE ESTATE IN SAID PROPERTY**, bargains and conveys to LOIS MAE AMAYA, GRANTEE, a one-third (1/3<sup>rd</sup>) fee interest and life estate of the following described real property located in the County of Klamath, State of Oregon, described as follows:

/ Lot 7, Block 4, of Tract 1035, Gatewood, as filed with the Clerk of the Recorder's Office, in Klamath County, Oregon.

Together with all easements or rights appurtenant or beneficial to the property.

## **SUBJECT TO:**

1. All liens, exceptions, restrictions or conditions of record or reasonably known to Grantee.

2. Reservation to Marvin D. Garrison, the Grantor, and Lois Mae Amaya, the Grantee, a life estate in the described property. Said life estate shall cease upon death, or either party moving from the home to an assisted health care facility.

The true and actual consideration for this conveyance stated in terms of dollars is zero. However, the true and actual consideration is love and affection, and consists of Grantor's estate plan.

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

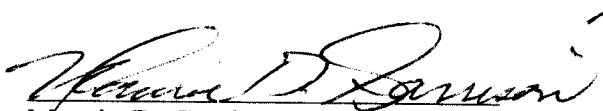
Marvin D. Garrison  
 5048 Gatewood Dr.  
 Klamath Falls, OR 97603

## **After Recording Return To:**

Marvin D. Garrison  
 5048 Gatewood Dr.  
 Klamath Falls, OR 97603

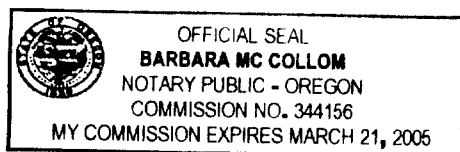
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSONS ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

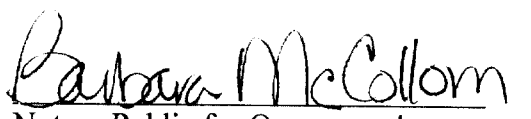
Dated this 13<sup>th</sup> day of July, 2004.

  
Marvin D. Garrison, Grantor

State of Oregon       )  
                                  ) ss  
County of Jackson    )

On this 13<sup>th</sup> day of July, 2004, personally appeared before me the within named Marvin D. Garrison, and acknowledged the foregoing to be his voluntary act and deed.



  
Notary Public for Oregon  
My Commission expires: 3/21/05