

04 NOV 4 PM 3:25

MTT-47334KR

THIS SPACE RESERVED FOR RECORDER'S USE

Grantor's Name and Address  
Jake R. Koop and Josie Koop  
16832 Road 26#E  
Madera, CA 93638  
Grantee's Name and Address  
After recording return to:  
JKW Construction, Inc.  
16832 Road 26#E  
Madera, CA 93638

Vol M04 Page 75986

State of Oregon, County of Klamath  
Recorded 11/04/04 3:25 p m  
Vol M04 Pg 75986-87  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

Until a change is requested all  
tax statements shall be sent to  
The following address:  
JKW Construction, Inc.  
16832 Road 26#E  
Madera, CA 93638

Escrow No. MT67334-KR

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **Jake R. Koop and Josie Koop, as tenants by the entirety**, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **JKW Construction Inc., A California Corporation**, 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 anyway appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to wit:

**Lot 48 of Tract 1417 EIGHTH ADDITION TO NORTH HILLS PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**Tax Account No: 3809-036BC-04900-000 Key No: 890211**

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.

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 **\$0.00**.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

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 this 3 day of November, 2004; if a corporate grantor, 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.

Jake R. Koop  
Josie Koop

State of California

County of \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_, 2004 by Jake R. Koop and Josie Koop.

(Notary Public)

My Commission Expires: \_\_\_\_\_

2600 am

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

75987

STATE OF California )SS  
COUNTY OF Madera )

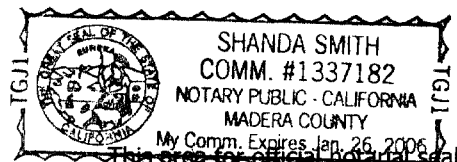
File No:

APN No:

On Nov 3, 2004 before me, Shanda Smith personally appeared  
Jake P Koop and Josie Koop  
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature \_\_\_\_\_



## OPTIONAL SECTION CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the documents.

- ☒ INDIVIDUAL  
☐ CORPORATE OFFICER(S) TITLE(S)  
☐ PARTNER(S) ☐ LIMITED ☐ GENERAL  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER

SIGNER IS REPRESENTING:

\_\_\_\_\_  
Name of Person or Entity

\_\_\_\_\_  
Name of Person or Entity

## OPTIONAL SECTION

Though the data requested here is not required by law, it could prevent fraudulent reattachment of this form.

**THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED BELOW**

TITLE OR TYPE OF DOCUMENT: \_\_\_\_\_

NUMBER OF PAGES \_\_\_\_\_ DATE OF DOCUMENT \_\_\_\_\_

SIGNER(S) OTHER THAN NAMED ABOVE \_\_\_\_\_