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



ROBERT H. or SHIRLIE J. SHARP  
3253 E. Black Canyon Hiway  
EMMETT, IDAHO 83617  
EDDIE or DONNA CALLAHAN  
5550 LELAND DRIVE  
KLAMATH FALLS, OREGON 97603

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

EDDIE or DONNA CALLAHAN  
5550 LELAND DRIVE  
KLAMATH FALLS, OREGON 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):

EDDIE or DONNA CALLAHAN  
5550 LELAND DRIVE  
KLAMATH FALLS, OREGON 97603

SPACE RESERVED  
FOR  
RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 11/12/04 1:40 P mVol M04 Pg 77885

Linda Smith, County Clerk

Fee \$ 21 # of Pgs 1

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## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that ROBERT H. OR SHIRLIE J. SHARP  
husband and wife

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

EDDIE or DONNA CALLAHAN 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:

Lot 5 in Block 18, as shown on the map entitled, "SECOND

ADDITION TO NIMROD RIVER PARK", Filed in the Office of

the County Clerk, Klamath County, Oregon.

Lying in Section 11, Township 36 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon. lying Southerly of the Boundries of the "SECOND ADDITION TO NIMROD RIVER PARK", according to the official plat thereof on file in the Office of the County Clerk of Klamath County and lying North of the Sprague River.

*Paid in full -  
14 June 2004*

(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 \$ 4000.00. 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  $\Phi$ , 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 \_\_\_\_\_; 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.

*Robert Sharp*

*Shirley J. Sharp*

STATE OF Idaho, County of Gern ss.

This instrument was acknowledged before me on June 14, 2004  
by Robert Sharp and Shirley J. Sharp

This instrument was acknowledged before me on /

by \_\_\_\_\_  
as Owner  
of property

**RHONDA D. HURLEY**  
Notary Public  
State of Idaho

*Rhonda D. Hurley*  
Notary Public for Idaho  
My commission expires 11-15-2006