

04 NOV 17 PM 3:30

EA

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

MTT -1396-1445

Roderick C. Wendt & Carol M. Wendt
2120 Fairmount Street
Klamath Falls, OR 97601
Grantor's Name and Address

Roderick C. Wendt & Carol M. Wendt, Trustees
2120 Fairmount Street
Klamath Falls, OR 97601
Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Roderick C. Wendt & Carol M. Wendt, Trustees
2120 Fairmount Street
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):
NO CHANGE

SPACE RESERVED
FOR
ORDER'S USE

State of Oregon, County of Klamath
Recorded 11/17/04 3:30 p m
Vol M04 Pg 79360-61
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

County.
ffixed.
Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Roderick C. Wendt also known as R.C. Wendt and Carol M. Wendt also known as Carol Wendt hereinafter called grantor, for ~~any~~ consideration hereinafter stated, does hereby grant, bargain, ~~sell~~ and convey unto Roderick Carol Wendt, Trustee of THE RCW Revocable Trust u/a/d **see Grantees continued 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:

See attached Exhibit "A" for legal descriptions which are made a part hereof by this reference

****Grantees continued - October 13, 2004, as to an undivided one-half interest AND Carol Margaret Wendt, Trustee of The CMW Revocable Trust u/a/d October 13, 2004, as to an undivided one-half interest**

***** for no monetary consideration and in order to convey real property to the revocable trusts as set forth above as Grantees**

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 \$ ***see above . ~~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 November 16, 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.

Roderick C. Wendt aka R.C. Wendt

Carol M. Wendt aka Carol Wendt

STATE OF OREGON, County of Klamath) ss.
This instrument was acknowledged before me on November 16, 2004,
by Roderick C. Wendt and Carol M. Wendt
This instrument was acknowledged before me on _____,
by _____,
as _____

Pamela S. Meidinger
Notary Public for Oregon
My commission expires 2-25-08

260 one

EXHIBIT "A"

Parcel 1: Lots 4, 5 and 6 in Block 14 of IRVINGTON HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 2: Lots 8 and 9 in Block 11; Lots 7, 8, 9, 10, 11 and 12 in Block 13; Lots 7, 8, 9, 10, 11 and 12 in Block 14; and Lots 1, 2, 3 and 4 in Block 19 of IRVINGTON HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 3: Lots 1, 2, 3, 4, 5 and 8, 9, 10, 11 & 12 in Block 7 and Lots 1, 2, 3 & 4 and Lots 7, 8, 9, 10, 11 & 12 in Block 12, IRVINGTON HEIGHTS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 4: Lots 10, 11 and 12 in Block 11, IRVINGTON HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 5: Lots 1, 2, 3, 4, 5 & 6 in Block 13 of IRVINGTON HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 6: Lots 1, 2, 3, 4, 5 & 6 in Block 17, IRVINGTON HEIGHTS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 7: Cabin located on Lot 4 in Block C of U.S. Forest Service Summer Home Division, Lake of the Woods, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.