

04 NOV 19 PM 3:13

EA

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

MTZ-1396-6457

James J. Watson & Sara T. Watson  
11731 Doral Avenue  
Northridge, CA 91326  
Grantor's Name and Address

James J. Watson & Sara T. Watson,  
Trustees of the Watson Family Trust  
Dated May 19, 1989  
Grantee's Name and Address

After recording, return to (Name, Address, Zip):  
James J. Watson & Sara T. Watson  
11731 Doral Avenue  
Northridge, CA 91326

Until requested otherwise, send all tax statements to (Name, Address, Zip):  
James J. Watson & Sara T. Watson  
11731 Doral Avenue  
Northridge, CA 91326

SPACE RESERVED  
FOR  
RECORDER'S USE

State of Oregon, County of Klamath  
Recorded 11/19/2004 3:13 pm  
Vol M04 Pg 79993  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that James J. Watson & Sara T. Watson, as tenants by the entirety hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto James J. Watson & Sara T. Watson, Trustees of the Watson Family Trust dated May 19, 1989 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 1076, RUNNING Y RESORT, Phase 12, First Addition Tract 1426, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$ -0- . 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 \_\_\_\_\_; 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.

James J. Watson  
Sara T. Watson

STATE OF California County of Los Angeles ss.  
This instrument was acknowledged before me on Nov 16, 2004  
by Sara T. Watson and James J. Watson  
This instrument was acknowledged before me on \_\_\_\_\_  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_



Laura Lee Cline  
Notary Public for Oregon California  
My commission expires Jul 22, 2005

9/10 am