

04 NOV 24 PM 1:58

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



James Marsden
1442 Lakeshore Dr
Klamath Falls, OR 97601
Grantor's Name and Address

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Grantee's Name and Address

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

Lance Hill
2341 Stevens Rd
Eagle Point, OR 97524

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

Lance Hill
2341 Stevens Rd
Eagle Point, OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 11/24/04 1:59 pm

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Linda Smith, County Clerk

Fee \$ 21⁰⁰ # of Pgs 1

xed.

puty.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that James Marsden

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

Rebecca Hill, Lance Hill, Mike Hill and Linda Hill

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:

The S 1/2 N 1/2 NW 1/4 SW 1/4 of Section 17, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

(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 \$ 4,500. ① 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. ① (The sentence between the symbols ①, 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 Nov 24 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.

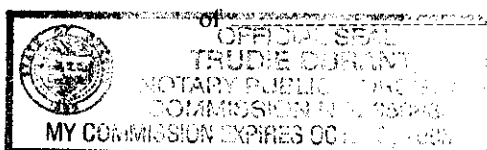
James C. Marsden

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on 11/24/04by James Marsden

This instrument was acknowledged before me on

by

as



Notary Public for Oregon

My commission expires

21-