

04DEC17 AM 10:20

BARGAIN AND SALE DEED (Individual or Corporate)

After Recording Return to:

MARY E. STUART

403 Main St.  
Klamath Falls OR 97601

State of Oregon, County of Klamath

Recorded 12/17/04 10:20a m

Vol M04 Pg 86292

Linda Smith, County Clerk

Fee \$ 21<sup>00</sup> # of Pgs 1

Until a change is requested all tax statements shall be sent to the person & address shown above.

Aspen: 6034/MH  
BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That VANDERBILT MORTGAGE and FINANCE INC., hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto MARY E. STUART, 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 anywise appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

Lot 1, Block 1, CEDAR SPRINGS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.  
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$84,000.00.  
(here comply with the requirements of ORS 93.930)

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.

In Witness Whereof, the grantor has executed this instrument December 14, 2004; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

VANDERBILT MORTGAGE and FINANCE, INC.

BY:

STATE OF Oregon, ss.  
County of Blount

The foregoing instrument was acknowledged before me this 14 day of December, 2004, by Mary E. Stuart as Asst. Secretary of VANDERBILT MORTGAGE AND FINANCE, INC.

Notary Public for Vanderbilt Mortgage

My commission expires: 3/1/2007

BARGAIN AND SALE DEED

VANDERBILT MORTGAGE and FINANCE INC., as grantor and

MARY E. STUART, as grantee

This document is recorded at the request of:  
Aspen Title & Escrow, Inc.  
525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00060347