

Aspen 60370AF  
BARGAIN AND SALE DEED (Individual or Corporate).

After Recording Return to:  
**PAUL M. RITTER and CAROL S. RITTER**  
28100 Ritter Rd  
Manzanita, OR 97623  
Until a change is requested all tax statements  
shall be sent to the following address:  
**PAUL M. RITTER and CAROL S. RITTER**  
**SAME AS ABOVE**

Vol M05 Page 09068  
State of Oregon, County of Klamath  
Recorded 02/09/05 1:23 P.m  
Vol M05 Pg 09068  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

**BARGAIN AND SALE DEED**

KNOW ALL MEN BY THESE PRESENTS, That **RITTER RANCH**, a partnership, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **PAUL M. RITTER and CAROL S. RITTER, 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 anywise appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to-wit:

**Parcel 3 of Land Partition 55-00, Situated in the S 1/2 SE 1/4 and the E 1/2 SW 1/4, Section 6, Township 38 South, Range 11 East of the Willamette Meridian, 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 **\$TO CONVEY TITLE ONLY**.  
(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 **February 4, 2005**; 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.

**RITTER RANCH, a partnership**

BY: *Paul Ritter*

BY: *Carol S. Ritter*

STATE OF OREGON, )

) ss.

County of **Klamath** )

The foregoing instrument was acknowledged before me this  
Feb 4, 05 by Paul Ritter  
and Carol Ritter

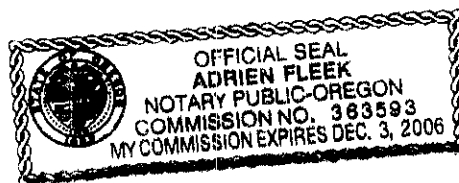
*Adrien Fleek*  
Notary Public for Oregon

My commission expires: 12-3-06

**BARGAIN AND SALE DEED**

**RITTER RANCH, a partnership, as grantor**  
and

**PAUL M. RITTER and CAROL S. RITTER, as grantee**



This document is recorded at the request of:  
**Aspen Title & Escrow, Inc.**  
525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00060370

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