

05 FEB 11 PM 3:29

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

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Grantor's Name and Address

Grantee's Name and Address

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

Ted Turpin  
1904 B Parkell Ave  
Redondo Beach, Calif 90278

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

Ted Turpin  
1904 B Parkell Ave  
Redondo Beach, Calif 90278

State of Oregon, County of Klamath

ixed.

Recorded 02/11/05 3:29 p m

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Linda Smith, County Clerk

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

puty.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Marsha Liepitz and Ted Turpin

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Ted Turpin and Staci Herring, not as tenants in common, but with rights of survivorship 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 5, Block 8, Klamath River Acres, according to the official plat thereof on file in the office of the County Clerk, 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 \$ NONE. <sup>①</sup> 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. <sup>①</sup> (The sentence between the symbols <sup>①</sup>, 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 February 11, 2005; 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.

Ted Turpin

Marsha M. Liepitz  
Marsha Liepitz

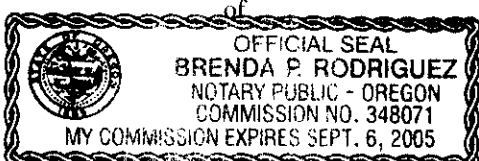
STATE OF OREGON, County of Klamath ) ss.

This instrument was acknowledged before me on February 11, 2005 by Ted Turpin and Marsha Liepitz

This instrument was acknowledged before me on \_\_\_\_\_ by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Brenda P. Rodriguez  
Notary Public for Oregon  
My commission expires 9-6-05