

EA 05 Feb 16 am 11:22 NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.

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Everett R. Stone and Trustees of Stone Family Trust

4305 Hwy 39

Klamath Falls Or 97603

Grantor's Name and Address

Everett R Stone and Peggy J Stone

4305 Hwy 39

Klamath Falls Or 97603

Grantee's Name and Address

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

Everett R. and Peggy J. Stone

4305 Hwy 39

Klamath Falls Or 97603

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

Everett R Stone and Peggy J Stone

9907 Hwy 140 E

Klamath Falls Or 97603

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 hereon.

State of Oregon, County of Klamath

Recorded 02/16/2005 11:22a m

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Linda Smith, County Clerk

Fee \$ 21⁰⁰ # of Pgs 1

MTC 13916-6647

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Everett R. Stone and Trustees of the Stone Family Trust U. A. D. February 6, 1990, with Rights of Survivorship hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Everett R. Stone and Peggy J. Stone, 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 any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

A parcel of land situated in the NW 1/4 SE 1/4 of Section 8, Township 34 South, Range 10 East of the W. Hlamette Meridian in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pipe driven in the ground in the Northerly boundary of the right of way of the Klamath Falls - Lakeview Highway as the same is now located and constructed, 1055.4 feet Northwesterly from an iron pipe which marks the Southwest corner of the Mount Calvary Cemetery as shown by the plat thereof on file and of record in the office of the County Clerk of Klamath County, Oregon, and from which point of beginning the Southeasterly corner of the said Section 8 bears South 54° 30' East 2744.1 feet distant; thence continuing Northwesterly along the Northerly boundary of the said Klamath Falls - Lakeview Highway 300 feet more or less to the true point of beginning of this description, said true point of beginning also being the Southwest corner of that parcel of land conveyed by Deed recorded August 10, 1945 in Book 179 at page 9; thence North 8° 50' East, 225.9 feet, more or less to a point, said point also being the Northwest corner of said property conveyed by Deed recorded August 10, 1945 in Book 179 at page 9; thence North 70° 48' West, 290 feet, more or less, to the west line of said NW 1/4 SE 1/4, thence South along the west line of said NW 1/4 SE 1/4 162.5 feet to the Northerly right of way line of said Klamath Falls - Lakeview Highway, thence South 65° 48' East along the Northerly right of way line of said Klamath Falls - Lakeview Highway 310 feet to the true point of beginning. This Bargain and Sale Deed is being (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE) recorded to correct the names of the grantees.

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 \$ 1.00. 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 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 February 15, 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.

Everett R. Stone

The Stone Family Trust U. A. D. February 6, 1990

by: Barbara M. Stone Trustee

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on 2/15/2005by Everett R. StoneThis instrument was acknowledged before me on 2/15/2005by Barbara M. Stone

Trustee



Kristi L. Redd

Notary Public for Oregon

My commission expires 11/16/2007

21AM