

05 FEB 18 PM 3:24

FORM NO. 723 - BARGAIN AND SALE DEED (Individual or Corporate).

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Aspen 10430
Robert L. Hesselstine

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Grantor's Name and Address

The Robert L. Hesselstine
Family Trust

Grantee's Name and Address

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

PremierWest Bank

PO BOX 40

Medford, OR 97501

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

Robert L. Hesselstine

222 W. Lockeford St.

Suite 3

Lodi, CA 95240

State of Oregon, County of Klamath
Recorded 02/18/2005 3:24 p m
Vol M05 Pg 11261-62
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Robert L. Hesselstine

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto The Robert L. Hesselstine Family Trust

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 part of Lot 4, Block 16, ORIGINAL TOWN OF LINKVILLE, NOW KLAMATH FALLS, OREGON, according to the official plat thereof on file in the office of the Clerck of Klamath County, Oregon, more particulary as follows:

Beginning at the southwesterly corner of Lot 4, Block 16, Original Town of Linkville, now Klamath Falls, Oregon; thence Northerly along the Westerly line of said Lot 4, Block 16, a distance of 107 1/2 feet; thence Easterly at right angles and parallel with Main Street; thence Westerly at right angles along the Northerly line of Main Street a distance of 40 feet to the place of beginning.

This document is being recorded as an accommodation only. No information contained herein has been verified.
Aspen Title & Escrow, Inc.

(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 \$ _____ . 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 ®, 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 _____; 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.

Robert L. Hesselstine

ROBERT L. Hesselstine

STATE OF OREGON, County of _____) ss.

This instrument was acknowledged before me on _____,

by _____,

This instrument was acknowledged before me on _____,

by _____,

as _____,

of _____.

Notary Public for Oregon
My commission expires _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

11262

State of California

County of

San Joaquin

SS.

On 2-11-05

Date

, before me S. Deutscher

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

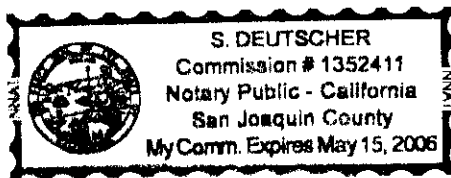
Robert L. Hesseltine

Name(s) of Signer(s)

☒ personally known to me

☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Place Notary Seal Above

WITNESS my hand and official seal.

[Signature]

Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____

Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

☐ Individual

☐ Corporate Officer — Title(s): _____

☐ Partner — ☐ Limited ☐ General

☐ Attorney in Fact

☐ Trustee

☐ Guardian or Conservator

☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER

Top of thumb here