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EA

NO PART OF ANY STEVENS-NESS FORM

mtc-1396-0724

FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.

Vol M05 Page 16197



Thomas P. Bisesi and Jennifer E. Bisesi

Grantor's Name and Address

Thomas P. Bisesi, et al

Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Thomas P. Bisesi, et al
6538 Bantam Lake Circle
San Diego, CA 92119

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

State of Oregon, County of Klamath
Recorded 03/11/2005 10:38 a.m.
Vol M05 Pg 16197-98
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Thomas P. Bisesi and Jennifer E. Bisesi, as tenants by the entirety hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Thomas P. Bisesi and Jennifer E. Bisesi, husband and wife as to an undivided 1/2 interest, and *** 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 308, RUNNING Y RESORT, PHASE 4, according to the official plat thereof on file in the office of the County clerk of Klamath County, Oregon

***Don Goeller and Liisa Goeller, Co-Trustees of the Goeller Family Trust dated February 23, 2004 as to an undivided 1/2 interest, all as tenants in common

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 therein.

(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 \$ 10.00. 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 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.

Thomas P. Bisesi
Jennifer E. Bisesi

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

2600

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

16198

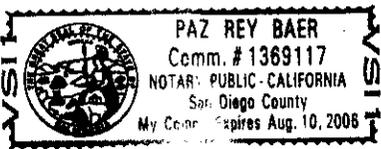
State of California

County of San Diego

On March 7, 2005 before me, Paiz Rey Baer, Notary Public

personally appeared Thomas P. Biazedi and Jennifer E. Biazedi

personally known to me - OR - 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.



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: Bargain and Sale Deed

Document Date: March 7, 2005 Number of Pages: 01

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- Individual
 Corporate Officer
Title(s): _____
 Partner -- Limited General
 Attorney-in-Fact
 Trustee
 Guardian or Conservator
 Other: _____



Signer Is Representing: _____

Signer's Name: _____

- Individual
 Corporate Officer
Title(s): _____
 Partner -- Limited General
 Attorney-in-Fact
 Trustee
 Guardian or Conservator
 Other: _____



Signer Is Representing: _____