

05 APR 13 PM 3:00

Vol M05 Page 25570

AFTER RECORDING RETURN TO:

*c/o* Jerry M. Molatore  
426 Main Street  
Klamath Falls, OR 97601

State of Oregon, County of Klamath  
Recorded 04/13/2005 3:00 p m  
Vol M05 Pg 25570-71  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

SEND TAX STATEMENTS TO:

Keith L. King  
4949 Gettle Street  
Klamath Falls, OR 97603

### BARGAIN AND SALE DEED

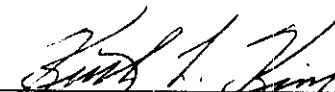
KEITH LEONARD KING, Grantor, conveys to KEITH LEONARD KING, Trustee of the KEITH LEONARD KING REVOCABLE LIVING TRUST, Grantee, the following described real property located in Klamath County, Oregon:

SEE ATTACHED EXHIBIT A

Grantor covenants that Grantor is seized of an indefeasible estate in the real property described above in fee simple, that Grantor has good right to convey the property, that the property is free from encumbrances except as specifically set forth herein, and that Grantor warrants and will defend the title to the property against all persons who may lawfully claim the same by, through, or under Grantor, provided that the foregoing covenants are limited to the extent of coverage available to Grantor under any applicable standard or extended policies of title insurance, it being the intention of the Grantor to preserve any existing title insurance coverage.

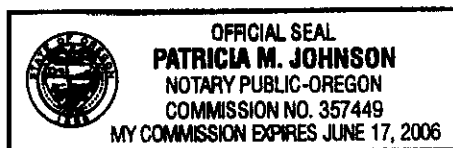
The true consideration for this conveyance is: None.

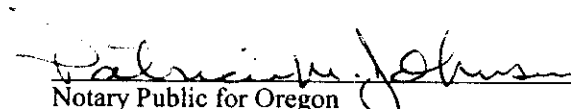
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY USES.

  
\_\_\_\_\_  
KEITH LEONARD KING

STATE OF OREGON                    )  
  ) ss.  
County of Klamath                )

The foregoing instrument was acknowledged before me this 12 day of April, 2005 by KEITH LEONARD KING.



  
\_\_\_\_\_  
Notary Public for Oregon

My Commission Expires: 6-17-2006

GRANTORS' NAME AND ADDRESS:

*rv*  
Keith L. King  
4949 Gettle Street  
Klamath Falls OR 97603

GRANTEE'S NAME AND ADDRESS:

Keith L. King  
4949 Gettle Street  
Klamath Falls OR 97603

25571

**EXHIBIT A  
REAL PROPERTY**

Beginning at an iron pipe which marks the Northeast corner of Lot 51, Elmwood Park, a subdivision of Klamath County, Oregon; thence North 0°47.5' West along the East line of Gettle Street a distance of 160 feet from the South line of Anderson Avenue, to an iron pin, which is the true point of beginning of this description; thence North 0°47.5' West along the Easterly boundary of Gettle Street, a distance of 100 feet to an iron pin; thence South 89°33' East a distance of 140 feet; thence South 0°17.5' East a distance of 100 feet; thence North 89°33' West a distance of 140 feet, more or less, to the true point of beginning.

All lying within the N $\frac{1}{4}$ NW $\frac{1}{4}$  of Sec.14, Twp. 39 S., R. 9 E., W.M.

**EXHIBIT A**