

05 MAY 06 10:50

EA

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



mtc-1396-0872

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Shelley R. Trumbly

Grantor's Name and Address

Shelley R. Trumbly

Grantee's Name and Address

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

Shelley R. Trumbly  
630 Griffith Lane  
Klamath Falls, OR 97601

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

Shelley R. Trumbly  
630 Griffith Lane  
Klamath Falls, OR 97601

State of Oregon, County of Klamath  
Recorded 05/06/2005 10:50 a.m.  
Vol M05 Pg 32863-64  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2 Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Shelley R. Trumbly who acquired title as Shelley R. Vinson hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Shelley R. Trumbly and Ryan A. Trumbly, 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:

Please see attached, exhibit A

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 \$ 0. 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 <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 May 6, 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.

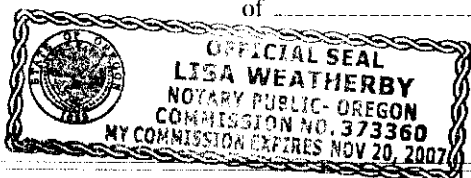
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Shelley R. Trumbly

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on April 6, 2005 by Shelley R. Trumbly

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



Lisa Weatherby  
Notary Public for Oregon  
My commission expires 11/20/07

26.00

## EXHIBIT "A"

DESCRIPTION OF PROPERTY

The following described real property situated in Klamath County, Oregon:

A tract of land in Government Lot 4 of Section 17, Township 39 South, Range 9 East of the Willamette Meridian of Klamath County, Oregon, described as follows:

Beginning at a point on the Westerly line of the California, Northeastern Railroad Right of Way and the Southerly line of a private road known as Packing House Road, said road not being a recorded road; thence Northwesterly along said unrecorded road a distance of 198 feet; thence Southwesterly and parallel to the West line of said railroad a distance of 270 feet; thence Southeasterly and parallel to the Southerly line of said unrecorded road a distance of 198 feet to the Westerly line of said railroad; thence Northeasterly along said railroad a distance of 270 feet to the point of beginning;

AND, an easement for ingress and egress lying Northerly of the above-described premises, more particularly described as follows: Beginning at a point on the Westerly line of the California, Northeastern Railroad Right of Way and the Southerly line of a private road known as Packing House Road, said road not being a recorded road; thence Northwesterly along said unrecorded road a distance of 198 feet; thence Northeasterly and parallel to the West line of said railroad a distance of 60 feet; thence Southeasterly and parallel to the Southerly line of said unrecorded road a distance of 198 feet to the Westerly line of said railroad; thence Southwesterly along said railroad a distance 60 feet to the point of beginning.