

05 JUN 17 PM 12:41

After recording return to:  
Steve Wilgers, P.C.,  
P.O. Box 29,  
Coos Bay, OR 97420

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State of Oregon, County of Klamath  
Recorded 06/17/05 12:41 P m  
Vol M05 Pg 45639-40  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

Until a change is requested,  
send all tax statements to:

Richard W. Pex, Trustee of the  
Richard William Pex Revocable Living Trust  
P.O. Box 670206  
Chugiak, AK 99567

The consideration is estate planning

Address of Grantor: P.O. Box 670206, Chugiak, AK 99567

Address of Grantee: P.O. Box 670206, Chugiak, AK 99567

### BARGAIN AND SALE DEED

RICHARD WILLIAM PEX conveys to RICHARD WILLIAM PEX, TRUSTEE OF THE RICHARD WILLIAM PEX REVOCABLE LIVING TRUST, all that real property situated in Klamath County, State of Oregon, described as follows:

A tract of land situated in the NE 1/4 NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin which lies North 89° 40' East along the forty line a distance of 780.0 feet from the iron pin which marks the intersection of 4<sup>th</sup> Avenue and 4<sup>th</sup> Street of Altamont Acres, which point of intersection is also the Southwest corner of the NE 1/4 NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, and running thence: Continuing North 89° 40' East a distance of 99.6 feet to an iron pin which lies on the Westerly right of way line of the U.S.R.S. Drain ditch; thence North 26° 17' East along the said Westerly right of way line of the U.S.R.S. Drain a distance of 190.5 feet to an iron pin; thence South 89° 40' West a distance of 187.2 feet to an iron pin; thence South 1° 02' East a distance of 170 feet, more or less to the point of beginning.

EXCEPTING THEREFROM:

Beginning at an iron pin which lies North 89° 40' East along the forty line a distance of 780.0 feet from the iron pin which marks the intersection of 4<sup>th</sup> Avenue and 4<sup>th</sup> Street of Altamont Acres,

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which point of intersection is also the Southwest corner of the NE 1/4 NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, and running thence North 1° 02' West a distance of 110 feet to the true point of beginning of this description; thence continuing North 1° 02' West a distance of 60 feet; thence North 89° 40' East a distance of 187.2 feet to the Westerly right of way line of U.S.R.S. Drain Ditch; thence South 26° 17' East along said Westerly right of way line of Drain Ditch to a point which is North 89° 40' East from the point of beginning; thence south 89° 40' East from the point of beginning; thence south 89° 40' West to the point of beginning.

**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 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.**

DATED this 26<sup>th</sup> day of April, 2005.

Richard W Pex  
Richard William Pex

STATE OF Alaska)  
County of \_\_\_\_\_ ) ss.

Personally appeared the above named Richard William Pex and acknowledged the foregoing instrument to be his voluntary act and deed. Before me this 26<sup>th</sup> day of April, 2005.

Sandra Karaginides  
Notary Public for St. of Alaska  
My Comm Exp 10/26/05

