

05 JUL 19 PM 11:51



After recording return to:
Gerald and Susan Massini
495-A East Perkins Street
Ukiah, CA 95482

Until a change is requested all tax statements
shall be sent to the following address:
Gerald and Susan Massini
495-A East Perkins Street
Ukiah, CA 95482

File No.: 7021-616234 (DMC)
Date: July 08, 2005

State of Oregon, County of Klamath
Recorded 07/19/05 11:51/2 m
T Vol M05 Pg 55457-59
Linda Smith, County Clerk
Fee \$ 3/00 # of Pgs 3

STATUTORY BARGAIN AND SALE DEED

Gerald A. Massini and Susan B. Massini, husband and wife, as to an undivided 1/2 interest and Frederick G. Graeber and Tami Graeber, husband and wife, as to an undivided 1/2 interest, Grantor, conveys to **Gerald A. Massini, Trustee and Susan B. Massini, Trustee of The Gerald A. Massini and Susan B. Massini Living Trust dated September 22, 1993 as to an undivided 1/2 interest and Frederick G. Graeber and Tami Graeber, husband and wife, as to an undivided 1/2 interest**, Grantee, the following described real property:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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.

The true consideration for this conveyance is **\$294,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 11 day of July, 2005.


Gerald A. Massini


Susan B. Massini

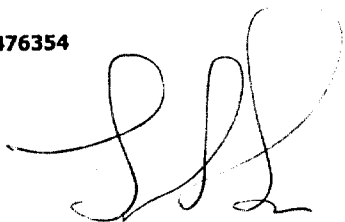
31F

55458

APN: 476354

Bargain and Sale Deed
- continued

File No.: 7021-616234 (DMC)
Date: 07/08/2005



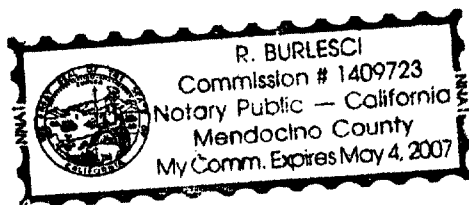
Frederick G. Graeber



Tami Graeber

STATE OF California)
County of Mendocino)ss.

This instrument was acknowledged before me on this 11 day of July, 2005
by **Gerald A. and Susan B. Massini and Frederick G. and Tami Graeber.**



Notary Public for
My commission expires: 5/4/07

APN: 476354

Bargain and Sale Deed
- continuedFile No.: 7021-616234 (DMC)
Date: 07/08/2005**EXHIBIT A****LEGAL DESCRIPTION:**

The Westerly one-half of the following described property:

Lot 7 in Block 36 of Original Town of Linkville, SAVING AND EXCEPTING that portion of Lot 7 conveyed by L. F. Willits and Laura A. Willits to Charles E. Worden by deed dated October 10, 1905, recorded October 10, 1905 in Volume 18 page 499, Deed records of Klamath County, Oregon, and that portion of said Lot 7 deeded by L. F. Willits and Laura A. Willits to Odd Fellows Hall Association by Deed dated May 14, 1910 and recorded May 14, 1910 in Volume 29 page 183, Deed records of Klamath County, Oregon, ALSO SAVING AND EXCEPTING the Southeasterly 8 feet of said Lot 7 for alleyway.