

BARGAIN AND SALE DEED (Individual or Corporate)

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Renold R. Passien hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Paul W. Passien 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 anywise appertaining, situated in the County of ~~CURRY~~ Klamath, State of Oregon, described as follows, to-wit:

See attached exhibit "A"

To Have and to Hold the same unto the said 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

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 12th day of August 2005; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto 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.

Renold Renaud Passien

STATE OF OREGON,

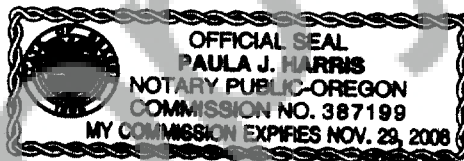
County of Klamath) ss.

The foregoing instrument was acknowledged before me this 12th day of Aug 2005, by Renold Renaud Passien

Paula J. Harris
Notary Public for Oregon

(SEAL)

My commission expires: Nov 29, 2008



GRANTOR'S NAME AND ADDRESS

Renold R. Passien
8910 Hwy 66, Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

SPACE RESERVED FOR RECORDER'S USE

After recording return to:

NAME, ADDRESS, ZIP

Paul W. Passien
4451 Oregon
Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

Paul W. Passien
4451 Oregon
Klamath Falls, OR 97601

CA 26

EXHIBIT "A"

PARCEL I:

Lots 3 and 4, WESTOVER TERRACES, in the County of Klamath, State of Oregon.

PARCEL II:

A parcel of land lying in the NW¹/₄NW¹/₄, Section 8, Township 39 South, Range 9 East, of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the SW Corner of Lot 4, Block 14, WESTOVER TERRACES subdivision, thence N 64° 10½' W 93.8 feet to a point on the Southerly right of way line of Ashland – Klamath Falls Highway #66; thence N 38° 40½' E along said right of way line to a point West from the Northwest corner of Lot 3, Block 14, WESTOVER TERRACES Subdivision, being the point where the West line of said Lot 3 extended Westerly would intersect the Southerly right of way line of said Ashland – Klamath Falls Highway #66; thence Easterly on said extended North line of Lot 3 to the Northwest corner of said Lot 3; thence South along the West line of said Lots 3 and 4, Block 14, WESTOVER TERRACES to the point of beginning.