

M05-65252

Klamath County, Oregon

09/28/2005 10:06:26 AM

Pages 2 Fee: \$26.00

After Recording Return to:

Until a change is requested all tax statements
shall be sent to the address shown above:

ATE - 66579

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **KRAIG B. WEIDER and LINDA L. WEIDER**, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **CHRIS E. KABER and VICKIE M. KABER**, 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 anywise appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to-wit:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN.

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 for the exchange of property.
(here comply with the requirements of ORS 93.930)

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.

In Witness Whereof, the grantor has executed this instrument **July 21, 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.

Kraig B. Weider
KRAIG B. WEIDER

Linda L. Weider
LINDA L. WEIDER

STATE OF OREGON,)

) ss.

County of **Klamath**)

The foregoing instrument was acknowledged before me this
9th day of **July**, 2005, by **Kraig B. Weider and Linda L. Weider**.

Weider.

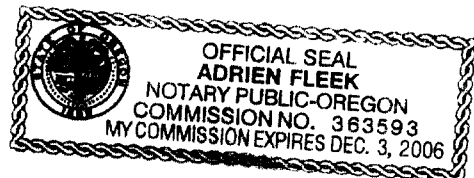
Adrien Fleeck
Notary Public for Oregon

(SEAL)

My commission expires: **12-3-06****BARGAIN AND SALE DEED**

KRAIG B. WEIDER and LINDA L. WEIDER, husband and
wife, as grantor
and
CHRIS E. KABER and VICKIE M. KABER, husband and
wife, as grantee

26-A



This document is recorded at the request of:
Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601
Order No.: 00060579

EXHIBIT "A"

A PORTION OF PARCEL 1, LAND PARTITION 1-01

A parcel of land situated in the NE 1/4 of Section 13, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being a portion of Parcel 1 of Land Partition 1-01, being more particularly described as follows:

Commencing at the most northwesterly corner of said parcel 1, said point being marked with a 5/8" rebar and red plastic cap stamped "Adkins Consult. Engrs. Inc."; Thence along the northerly line of said Parcel 1, South 89 degrees 55'48" East 260.17 feet to the TRUE POINT OF BEGINNING; Thence South 89 degrees 55'48 East, 59.85 feet to the northeasterly corner of said Parcel 1; Thence along the easterly line of said Parcel 1, South 02 degrees 07'56" East, 596.39 feet; Thence leaving said line, North 07 degrees 50'13" West 601.67 feet to the true point of beginning.