## M05-68679

Klamath County, Oregon 11/09/2005 11:14:46 AM Pages 4 Fee: \$56.00

Recording Requested By: Aspen Title & Escrow, Inc. 525 Main Street Klamath Falls, OR 97601

When Recorded Return To:

Aspen Title & Escrow, Inc. 525 Main Street Klamath Falls, OR 97601

Until requested otherwise, send all tax statements:

(SPACE ABOVE THIS LINE FOR RECORDER'S USE)

ATE- 62525 AF

# **COVER SHEET**

DOCUMENT: Bargain and Sale Deed

GRANTOR: Bowers, Brandon & Rita

TRUSTEE:

GRANTEE: United Mortgage Acceptance Company, LLC

CONSIDERATION: ★★ Rerecording to fix legal description ★ ★

DATE:

LEGAL DESCRIPTION: See Attached

\$36. 51/2

EA * NO PART OF ANY STEVENS-NE	© 1990-1999 STEVENS HESS LAW PUBLISHING CO., PORTLAND, OR. WHAT REMANDORS CON SSS. FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.
The state of the s	1390 - 6884
BRUNSON & RITA BONGERS	10001
324 S. DIAMOND BAL BLUD #331	
Diamonio Kas Ria G176	Val <u>MO4 Page 59511</u>
Grantor's Herne and Address	•
UMAC LLC	
3024 1-20N7 S7	
Grantee's Name and Address	
After recording, return to (Name, Address, Zip):	SPACE RESERVED FOR
DOUIEN	RECORDER'S USE
SEY S. DIAMOND DAL BLVD F. S.	State of Oregon, County of Klamath Recorded 09/07/04//:09_@m
Until requested otherwise, send all tax statements to (Name, Address, Zio):	Vol MO4 Pg 595/1-12
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DIAMOND BAL CA 91745	
20	DOAN AND ON FORCE
	ARGAIN AND SALE DEED
KNOW ALL BY THESE PRESENTS that . Low	LANDEN BOWERS AND RITA BOWERS AS
LENANTS BY THE ENTIRETY	/
hereinafter called grantor, for the consideration hereinaft	ter stated, does hereby grant, bargain, sell and convey unto <u>UMAC LLC</u>
UNITED HORTGASU HECEPTANCE	passage and assigns all of that commit and assigns all of the
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State of Oregon, described as follows, to-wit:	my may apportuning, and account an account of the second o
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## EXHIBIT "A" LEGAL DESCRIPTION

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

Beginning at a point 528 feet East of an iron pin driven into the ground just inside the fence corner at the Southwest corner of the NW1/4 of Section 1, Township 30 South, Range 9 East of the Willamette Meridian, on the property of Otis V. Saylor being the Southwest corner of said property abutting on the Dalles-California Highway; thence North 330 feet; thence East 132 feet; thence South 330 feet; thence West 132 feet to the point of beginning.

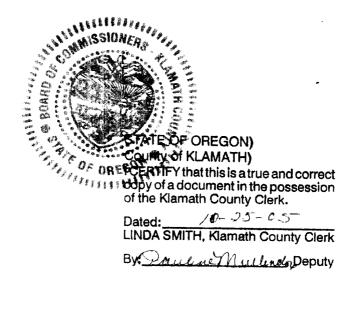
Beginning at a point 462 feet East of an iron pin driven into the ground just inside of the fence forner at the Southwest corner of NW1/4 of Section 1, Township 38 South, Range 9 East of the Willamette Meridian on the property of tis V. Saylor, being the Southwest corner of said property abouting on the Dalles-California Highway; thence North 330 feet to a point; thence East 66 feet to a point; thence South 330 feet to a point; thence West 66 feet to the point of beginning.

SAVING AND EXCEPTING there from any portion lying within the highway right of way as contained in Warranty Deed recorded June 23, 1964 in Volume 354, page 75, Deed records of Klamath County, Oregon.

Account No.:

3909-001BC-03500-000

Key No.: 507525



### Exhibit A

That portion lying in the SW 1/4 NW 1/4 Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, More particularly described as follows,

Beginning at a point 528 feet East of an iron pin driven into the ground just inside the fence corner at the Southwest corner of the NW 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, on the property of Otis V. Saylor being the Southwest corner of said property abutting on the Dalles-California Highway; thence North 330 feet; thence East 132 feet; thence South 330 feet; thence West 132 feet to the point of beginning.

### ALSO

Beginning at a point 462 feet East of an iron pin driven into the ground just inside of the fence corner at the Southwest corner of NW 1/4 of Section 1, Township 39 South, Range East of the Willamette Meridian on the property of Otis V. Saylor, being the Southwest corner of said property abutting on the Dalles-California Highway; thence North 330 feet to a point; thence East 66 feet to a point; thence South 330 feet to a point; thence West 66 feet to the point of beginning.

SAVING AND EXCEPTING there from any portion lying within the highway right of way as contained in Warranty Deed recorded June 23, 1964 in Volume 354, page 75, Deed records of Klamath County, Oregon.

CODE 043 MAP 3909-001BC TL 03500 KEY# 507525