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**Virginia R. Merrel**

131 Eastern Avenue

Pasadena, CA 91107

Grantor's Name and Address

**Philip L. Merrel**

1511 Treat Blvd. #100

Walnut Creek, CA 94598

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

Philip L. Merrel

1511 Treat Blvd. #100

Walnut Creek, CA 94598

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Philip L. Merrel

1511 Treat Blvd. #100

Walnut Creek, CA 94598

**M05-69898**

Klamath County, Oregon

11/28/2005 12:01:55 PM

Pages 2 Fee: \$26.00

By \_\_\_\_\_, Deputy.

Jst-711831

**BARGAIN AND SALE DEED**KNOW ALL BY THESE PRESENTS that Virginia R. Merrel

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto \_\_\_\_\_

Philip L. Merrelhereinafter 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 any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

LOT 16, BLOCK 35 OF KLAMATH FOREST ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1.00. <sup>Ⓞ</sup> However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. <sup>Ⓞ</sup> (The sentence between the symbols <sup>Ⓞ</sup>, if not applicable, should be deleted. See ORS 93.030.)

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

IN WITNESS WHEREOF, the grantor has executed this instrument this 20th day of November, 1998; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so 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.

Virginia R. Merrel

STATE OF OREGON, County of \_\_\_\_\_) ss.

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_

Notary Public for Oregon

My commission expires \_\_\_\_\_

see attached

26 F

(Single Form)  
Effective 1/1/91

STATE OF CALIFORNIA

COUNTY OF Contra Costa } SS.

On November 20, 1998 before me, the undersigned, a Notary Public in and for said State,  
personally appeared VIRGINIA R. MERREL

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s)  
is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/  
her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the  
entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

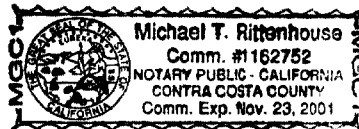
Signature

Name

Michael T. Rittenhouse

MICHAEL T. RITTENHOUSE

(typed or printed)



FTG-3197

(This area for official notarial seal)