

WTC-13910-7284

M06-00151

Klamath County, Oregon

01/04/2006 10:29:00 AM

Pages 2 Fee: \$26.00

Grantor's Name and Address

Stephen E. Hilbert
32955 Highway 97 North
Chiloquin, OR 97624

Grantee's Name and Address

Trustees of the Hilbert Family Trust

After recording return to:
Stephen E. Hilbert, Trustee
32955 Highway 97 North
Chiloquin, OR 97624

Until a change is requested all
tax statements shall be sent to
The following address:
Stephen E. Hilbert, Trustee
32955 Highway 97 North
Chiloquin, OR 97624

Escrow No.

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Stephen E. Hilbert and Debbie P. Hilbert, as tenants by the entirety, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Stephen E. Hilbert and Debbie P. Hilbert, Trustees of the Hilbert Family Trust dated November 23, 1999, 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 anyway appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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.

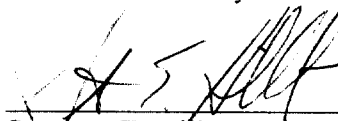
To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

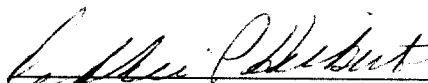
The true and actual consideration paid for this transfer, stated in terms of dollars, is **\$0.00**.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

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 3rd day of Jan, 2006; if a corporate grantor, 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.


Stephen E. Hilbert


Debbie P. Hilbert

STATE OF OREGON

SS. 1/3 2006

COUNTY OF KLAMATH

Personally appeared the above named Stephen E. Hilbert and Debbie P. Hilbert and acknowledged the foregoing instrument to be their voluntary act.

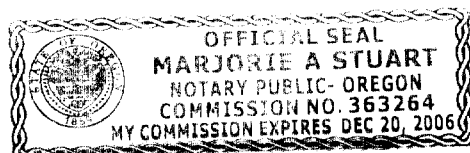
WITNESS My hand and official seal.

(seal)

Notary Public

State of Oregon

My Commission expires: 12/20/06



AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

26.00

EXHIBIT A

Government Lots 20, 21, 30, 31 and 40 of Section 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM anything lying within the right of way of the Southern Pacific Railroad Right of Way.

TOGETHER WITH a non-exclusive easement for access as described in instrument recorded March 18, 1987 in Volume M87, page 4500, Microfilm Records of Klamath County, Oregon.

Tax Account No: 3507-01600-00500-000

Key No: 232812