

EA NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



~~Ralph E. Stout & Doris A. Stout~~  
~~147135 Bills Rd.~~  
~~Gilchrist, OR 97737~~

Grantor's Name and Address

~~Carol Ferguson~~  
~~52902 Timber Ln. Lp.~~  
~~LaPine, OR 97739~~

Grantor's Name and Address

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

~~Carol Ferguson~~  
~~52902 Timber Ln. Lp.~~  
~~LaPine, OR 97739~~

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

~~Carol Ferguson~~  
~~52902 Timber Ln. Lp.~~  
~~LaPine, OR 97739~~

SF

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M06-00870

Klamath County, Oregon

01/17/2006 11:40:06 AM

Pages 1 Fee: \$21.00

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that ~~Ralph E. Stout and Doris A. Stout~~, Husband & Wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Carol Ferguson, 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 any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 3 in Block 4 of JACK PINE VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TAX ACCT. NO. 2309 025A0 04800

Also includes:

Manufactured Structure - 1977 Ridge HT  
 Vehicle Identification Number : L09R10874  
 Plate Number : X140392

(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 \$44,347.87. <sup>①</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>①</sup> (The sentence between the symbols <sup>①</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 on Jan 13 06; 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.

Doris A. Stout

Ralph E. Stout

STATE OF OREGON, County of Deschutes ss.This instrument was acknowledged before me on Jan 13 06, by \_\_\_\_\_

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

as \_\_\_\_\_

of \_\_\_\_\_



OFFICIAL SEAL  
 VANESSA R. CARPENTER  
 NOTARY PUBLIC-OREGON  
 COMMISSION NO. 394571  
 MY COMMISSION EXPIRES JULY 5, 2009

Vanessa R. Carpenter  
 Notary Public for Oregon

My commission expires July 5 2009

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