

M06-00923

Klamath County, Oregon

01/17/2006 03:34:26 PM

Pages 3 Fee: \$31.00



After recording return to:
Allen D. Bergstrom and Cynthia L.
Bergstrom
4300 Carlon Way
Klamath Falls, OR 97603

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

Allen D. Bergstrom and Cynthia L.
Bergstrom
4300 Carlon Way
Klamath Falls, OR 97603

File No.: 7021-731468 (MTA)

Date: January 11, 2006

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY BARGAIN AND SALE DEED

Allen D. Bergstrom who aquired title as Alan D. Bergstrom and Cynthia L. Bergstrom as tenants by the entirety, Grantor, conveys to Allen D. Bergstrom and Cynthia L. Bergstrom, as tenants by the entirety, Grantee, the following described real property:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

The true consideration for this conveyance is **\$to convey title only**. (Here comply with requirements of ORS 93.030)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

Dated this 11 day of January, 2006.


Allen D. Bergstrom


Cynthia L. Bergstrom

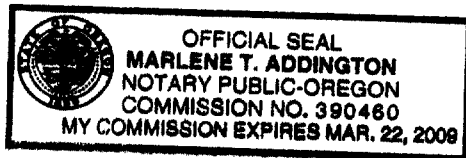
APN: **R572534**

Bargain and Sale Deed
- continued

File No.: **7021-731468 (MTA)**
Date: **01/11/2006**

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 11th day of January, 2006
by as of , on behalf of the .



Marlene T. Addington
Marlene T. Addington
Notary Public for Oregon
My commission expires: March 22, 2009

APN: **R572534**

Bargain and Sale Deed
- continued

File No.: **7021-731468 (MTA)**
Date: **01/11/2006**

EXHIBIT A

LEGAL DESCRIPTION:

A portion of Lots 25, 26 and 27, Summer Heights, a platted subdivision, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point which is North 90 feet and East 5 feet from the Southwest corner of Lot 26, Summers Heights; thence North on a line which is parallel to and 5.0 feet East from the West line of Lot 26 a distance of 185.6 feet, more or less, to the Southerly right of way of the U.S.R.S. A-3 Lateral; thence North $76^{\circ}18'$ East a distance of 82.7 feet, more or less, to its intersection with the East line of Lot 26 extended; thence South along said East line extended to a point which is 15.0 feet North of the Northeast corner of Lot 26; thence East along a line parallel to and 27.0 feet North of the North line of Lots 25 and 24 a distance of 160 feet to the West line of Hilldale Street; thence South along said West line a distance of 27.0 feet to the Northeast corner of Lot 24; thence West along the North lines of Lots 24 and 25 a distance of 99.8 feet to a point; thence South parallel to the East line of Lot 25, a distance of 44.7 feet to a point; thence West parallel to the South line of Lots 25 and 26 a distance of 140.2 feet, more or less, to the point of beginning.