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



Erlinda Peña & Mario Espitia
315 N. Washington St.
Merrill, OR 97633
 Grantor's Name and Address

Gustavo Peña & Erlinda Peña
315 N. Washington St.
Merrill, OR 97633
 Grantee's Name and Address

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

Gustavo & Erlinda Peña
1530 California Ave.
Klamath Falls, OR 97601

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

See Above

M06-03065

Klamath County, Oregon

02/16/2006 03:50:00 PM

Pages 1 Fee: \$21.00

1st - 747209

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Erlinda Peña & Mario Espitia

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Gustavo Peña & Erlinda Peña, husband and wife, 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 2 and the North 59 feet of Lot 3 in Block 13 of Town of Merrill, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon;

More commonly known as 315 North Washington Street, Merrill, Oregon 97633

(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. ^① 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. ^① (The sentence between the symbols ^①, 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 _____; 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.

Erlinda Peña
Mario Espitia

STATE OF OREGON, County of Klamath ss.

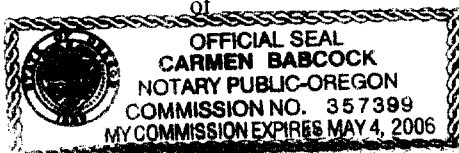
This instrument was acknowledged before me on January 3, 2006, by Erlinda Peña and Mario Espitia

This instrument was acknowledged before me on _____,

by _____,

as _____,

of _____,



Carmen Babcock
 Notary Public for Oregon

My commission expires 5/4/2006

21-F