

**M06-05592**

Klamath County, Oregon

03/27/2006 10:35:30 AM

Pages 1 Fee: \$21.00

MTC-70877UV

Unless Otherwise Requested, All  
Tax Statements Shall be Sent to:

James Patrick Taylor  
10306 Merlin Way  
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:  
BRYANT EMERSON & FITCH  
PO BOX 457  
REDMOND, OR 97756

**BARGAIN AND SALE DEED**

**C CORP, an Oregon corporation** /\*\*  
Grantor, grants, bargains, sells and conveys unto **PATRICK TAYLOR and ALEX TAYLOR, husband and wife**, the following described real property, situated in the County of Klamath, State of Oregon, to-wit:

**\*\*WHO ACQUIRED TITLE AS C CORP INC., AN OREGON CORPORATION**  
Lot 1226 of Tract 1440, Ranchview Estates, FIRST ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF\*\*  
**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 DOES 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)).**

**\*\*THE KLAMATH COUNTY, OREGON**

The true and actual consideration for this conveyance is \$257,500.00.

**DATED** this 22 day of March, 2006.

C CORP, an Oregon corporation

By: [Signature]

STATE OF OREGON )  
 ) ss:  
County of Deschutes )

This instrument was acknowledged before me this 22 day of March, 2006, by GEORGE WERNER on behalf of C Corp, an Oregon corporation, who is Sec/TRES. of said corporation and has signed on behalf of said entity by authority of its Board of Directors, and acknowledged the foregoing instrument to be his voluntary act and deed.

[Signature]  
Notary Public for Oregon



21.00