

mtc- 1390 - 7509

**M06-08248**

Klamath County, Oregon

04/27/2006 10:39:18 AM

Pages 2 Fee: \$26.00

UNTIL A CHANGE IS REQUESTED,  
ALL TAX STATEMENTS SHALL BE  
SENT TO THE FOLLOWING ADDRESS:

Roger J. Jensen, Jr.  
Carol Z. Jensen  
400 South Obenchain Road  
Eagle Point OR 97524

AFTER RECORDING RETURN TO:

Same as above

### BARGAIN AND SALE DEED

Roger J. Jensen, Jr. and Carol Z. Jensen, husband and wife, Grantor, conveys to Roger J. Jensen, Jr. and Carol Z. Jensen, Trustees of the Roger J. Jensen, Jr. and Carol Z. Jensen Joint Revocable Living Trust, dated April 14, 2006, Grantee, any and all interest they may have to the following real property situated in Klamath County, Oregon, to wit:

Lot 711 of RUNNING Y RESORT - PHASE 9, According to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

The true consideration for this conveyance in terms of dollars is none. However, the actual consideration consists of other property and value given and promises which is the whole consideration.

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS, THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 IN ALL ZONES. 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)). 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, THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER CHAPTER 1 OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

AMERITITLE has recorded this instrument by request as an accomodation 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.

26.0

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, 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)).

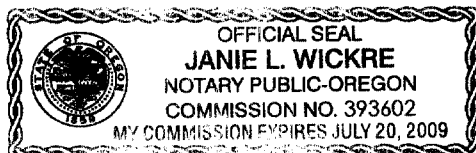
Dated: April 14, 2006

R. Jensen  
Roger J. Jensen, Jr.

Carol Z. Jensen  
Carol Z. Jensen

STATE OF OREGON     )  
                                  ) ss  
County of Jackson    )

This instrument was acknowledged before me on April 14, 2006 by Roger J. Jensen, Jr. and Carol Z. Jensen.



Janie L. Wickre  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 7/20/09