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After recording return to:

THIS SPACE RESERVED

Beverly A. Barrows  
23923 So Poe Valley Road  
Klamath Falls, Or 97603

**2006-017959**  
Klamath County, Oregon

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



00003082200600179590030031

09/06/2006 01:35:01 PM

Fee: \$31.00

Beverly A. Barrows  
23923 So Poe Valley Road  
Klamath Falls, OR 97601

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### **BARGAIN AND SALE DEED**

**KNOW ALL MEN BY THESE PRESENTS**, That STEPHEN W. BARROWS, hereinafter called the grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BEVERLY A. BARROWS, hereinafter called grantee and 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 in the real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

SEE EXHIBIT "A" ATTACHED.

SUBJECT TO: Those easements of record and those apparent on the land, if any.

Together with that certain Golden West manufactured home located on the premises and all other outbuildings and fixtures located thereon.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration for this transfer is in compliance with the requirements of the General Judgment of Dissolution in re: Barrows and Barrows, Case No. 0304000 CV.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provision hereof apply equally to corporations and to individuals.

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

1 Bargain and Sale Deed

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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: September 5, 2006

Stephen W. Barrows  
Stephen W. Barrows, Grantor

STATE OF OREGON        )  
                                  ) ss  
County of Klamath        )

Dated: September 5, 2006.

Personally appeared Stephen W. Barrows, who, being duly sworn, acknowledged said instrument to be his voluntary act and deed.

Before me:

Bonnie Murdock  
Notary Public for Oregon  
My commission expires: 2-19-2007



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The SE1/4 of the SE1/4 of Section 34, Township 39 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon. EXCEPTING THEREFROM that portion lying within the boundaries of South Poe Valley County Road No. 1097.

ALSO a tract of land situated in the SW1/4 SW1/4 of Section 35, Township 39 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the intersection of an existing ditch and the West line of said Section 35, from which the Southwest corner of said Section 35 bears South 00° 10' 04" West 946.54 feet; thence North 23° 57' 51" East, along the existing ditch, 411.93 feet to a point on the North line of the said SW1/4 SW1/4; thence North 89° 49' 33" West, along the said North line, 166.21 feet to the South 1/16 corner on the West line of said Section 35; thence South 00° 0' 04" West 376.93 feet to the point of beginning, bearings based on record of Survey 6803 on file at the office of the Klamath County Surveyor.

Tax Account No: 3911-V3500-00400-000  
Tax Account No: 3911-V3400-01000-000  
Tax Account No: 3911-V3400-01000-000

Key No: 617229  
Key No: 891559  
Key No: 617176

Unofficial Copy