

WHEN RECORDED RETURN TO:
Jason C. Broesder
312 South Ivy Street
Medford, Oregon 97501

SEND TAX STATEMENTS TO:
Westerman & Smith One, LLC
4314 Jennie Way
Medford, Oregon 97504

2006-023090

Klamath County, Oregon



00009088200600230900010014

11/17/2006 10:46:55 AM

Fee: \$21.00

BARGAIN AND SALE DEED

Mike Westerman and Ron Smith, Grantors, conveys to Westerman & Smith One, LLC, Grantee, any and all interest in the following real property situated in Klamath County, Oregon, described as follows, to-wit:

Lot 3, Block 1, First Addition to Buena Vista Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

There is no cash consideration for this transfer.

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.

DATED this 9 day of ^{November}~~October~~, 2006.

Mike Westerman, Grantor

Ron Smith, Grantor

STATE OF OREGON)
County of Jackson) ss.

On this 9 day of ^{November}~~October~~, 2006, personally appeared Mike Westerman and Ron Smith, before me and acknowledged the foregoing instrument to be their voluntary act and deed.

Notary Public for Oregon

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