

2006-023124

Klamath County, Oregon



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11/17/2006 02:32:26 PM

Fee: \$21.00

After recording, mail to:
Melvin D. Ferguson, Attorney
514 Walnut Avenue
Klamath Falls, Oregon 97601

Send tax statements to:
Kathleen Nelson Miller
6516 Valhalla Avenue
Klamath Falls, Oregon 97603

BARGAIN AND SALE DEED

Kathleen Nelson Miller and Craig H. Miller, grantors, as tenants in common, convey to Kathleen Nelson Miller and Craig H. Miller, husband and wife, as tenants by the entirety, grantees, their respective interests in the following described real property located in Klamath County, Oregon:

Lot 19 in Block 11 of FOURTH ADDITION TO WINEMA GARDENS,
according to the official plat thereof on file in the office of the County Clerk
of Klamath County, Oregon

Commonly known as 6721 Alva, Klamath Falls, Oregon 97603.
Tax account number: R-3909-001 AB-32400-000 / Code: 143

There is no true and actual consideration for this conveyance; the conveyance is for estate planning purposes.

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]).

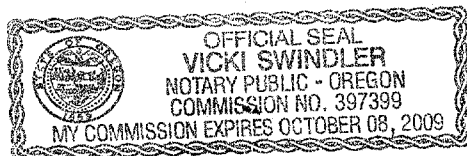
DATED: 11-09, 2006.

Kathleen Nelson Miller

Craig H. Miller

STATE OF OREGON)
) ss.
County of Klamath)

The above instrument was acknowledged before me on the 9th day of November, 2006, by Kathleen Nelson Miller and Craig H. Miller.



Notary Public for Oregon

Commission Expires: 10-8-09