

2007-000091

Klamath County, Oregon



00012173200700000910010018

01/03/2007 02:09:15 PM

Fee: \$21.00

After Recording Return to:

GERALD ROMINE, TRUSTEE

KLAMATH COUNTY VINE AVENUE TRUST

325 So. 5th St.
Klamath Falls, Or 97601Until a change is requested all tax statements
shall be sent to the following address:

Same as above

ASPEN: 64214ms

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That ANITA MATYS, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto GERALD ROMINE, TRUSTEE OF THE KLAMATH COUNTY VINE AVENUE TRUST, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

The Northwesterly one-half (Nwly 1/2) of Lot 5, Block 53, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the most Northerly corner of Lot 5, Block 53, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON; thence 60 feet in a Southeasterly direction along a line parallel with Seventh Street; thence 65 feet in a Southwesterly direction along a line parallel with Jefferson Street; thence 60 feet in a Northwesterly direction along Seventh Street; thence 65 feet in a Northeasterly direction along Jefferson Street to the place of beginning

CODE 001 MAP 3809-032AB TL 02000 KEY 411744.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$-0- convey title only.
(here comply with the requirements of ORS 93.930)

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)).

In Witness Whereof, the grantor has executed this instrument January 2, 2007; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

ANITA MATYS

STATE OF OREGON,

) ss.

County of Klamath

The foregoing instrument was acknowledged before me this
2 day of January, 2007, by Anita
Matys.

Notary Public for Oregon

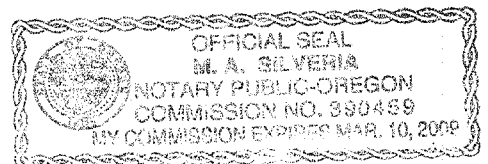
My commission expires: 3/10/07

BARGAIN AND SALE DEED

ANITA MATYS, as grantor

and

GERALD ROMINE, TRUSTEE, as grantee



\$21-A