

MT01396 - 8512
OLD STAGE INVESTMENTS

THIS SPA

2007-002874

Klamath County, Oregon



02/20/2007 11:25:43 AM

Fee: \$21.00

Grantor's Name and Address

MICHAEL AND PAMELA HANSEN

4974 Old Stage Rd

Central Point, OR 97502

Grantee's Name and Address

After recording return to:

MICHAEL AND PAMELA HANSEN

4974 Old Stage Rd

Central Point, OR 97502

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

HANSEN

4974 Old Stage Rd

Central Point, OR 97502

Escrow No. AP0776983

BSD

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That OLD STAGE INVESTMENTS LLC AN OREGON LIMITED LIABILITY COMPANY, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto MICHAEL P. HANSEN AND PAMELA G. HANSEN AS HUSBAND AND WIFE, 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 anyway appertaining, situated in the County of **Klamath**, State of Oregon, described as follows, to wit **Lots 25, 26, 27 and 28 of Tract A, FRONTIER TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

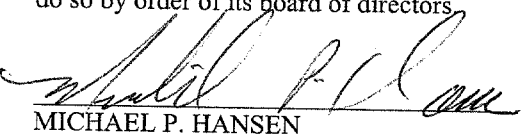
To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is 0-0

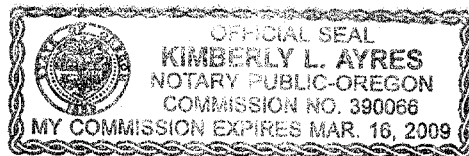
However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

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

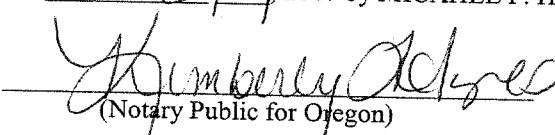
In Witness Whereof, the grantor has executed this instrument this 15th day of February, 2007; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.


MICHAEL P. HANSEN

State of Oregon
County of Jackson



This instrument was acknowledged before me on 2/15, 2007 by MICHAEL P. HANSEN AS MANAGING MEMBER OF OLD STAGE INV. LLC


(Notary Public for Oregon)

My commission expires 3-16-09

AMERITITLE has recorded this instrument by request as an accommodation 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.

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