

MTC78328

2007-003213
Klamath County, Oregon



00015910200700032130010016

02/26/2007 11:36:02 AM

Fee: \$21.00

STATUTORY BARGAIN AND SALE DEED

HOLLY J. HENDERSON AND F. EUGENE HENDERSON , Grantor, conveys to F. EUGENE HENDERSON AND HOLLY J. HENDERSON TRUSTEES OF THE HENDERSON FAMILY TRUST DATED OCTOBER 13, 1994., GRANTEE, the following described real property:

A parcel of land situated in the NW1/4 NE1/4 of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at a 5/8 inch iron pin marking the Southeast corner of the NW1/4 NE1/4 of said Section 18; thence North 89° 54' 39" West along the South line of the NW1/4 NE1/4 of said Section 18 a distance of 323.41 feet; thence leaving the South line of the NW1/4 NE1/4 of said Section 18 North 89° 34' 40" West a distance of 117.33 feet to an iron pin; thence North 89° 29' 46" West a distance of 237.22 feet to an iron pin on the true point of beginning of this description; thence continuing North 89° 29' 46" West a distance of 83.40 feet to an iron pin on the Easterly bank of Crescent Creek; thence continuing North 89° 29' 46" West a distance of 136.60 feet; thence North 00 degrees 30' 14" East a distance of 198.00 feet; thence South 89° 29' 46" East a distance of 220.0 feet to an iron pin; thence South 00° 30' 14" West a distance of 198.00 feet to the true point of beginning of this description. The bearing of the above description are based on the South line of the NW1/4 NE1/4 of said Section as being North 89° 54' 39" West.

Tax Account No(s): 146997

Map/Tax Lot No(s): 2407018AO-01600

The true consideration for this conveyance is \$ VESTING ONLY.

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, 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.

Dated this 20TH day of February, 2007.

F. Eugene Henderson

F. EUGENE HENDERSON

Holly J. Henderson

HOLLY J. HENDERSON

STATE OF OREGON , COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on February 20TH , 2007 by F. EUGENE HENDERSON AND HOLLY J. HENDERSON

Shelli Cowlbeck

(Notary Public for OREGON)

My commission expires 7-05-2009

Return To/Tax Statements:
HENDERSON'S

PO BOX 104

CRESCENT LAKE, OR 97425

ESCROW NO. 14-0002407

