

MTCT8350



2007-003471  
Klamath County, Oregon



02/28/2007 03:23:26 PM

Fee: \$26.00

TITLE NO. 0253394  
ESCROW NO. EU07-0248  
TAX ACCT. NO. 445058  
MAP/TAX LOT NO. 3809 034CD 06700 000

BARGAIN AND SALE DEED

MICHAEL LEE PATE and DEBORAH S. PATE, Grantor,  
conveys to  
MICHAEL L. PATE and DEBORAH S. PATE, as tenants by the entirety, Grantee

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:

SEE ATTACHED EXHIBIT "A"

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.

The true consideration for this conveyance is \$ to change vesting

Dated this 23 day of February 2007

Michael Lee Pate  
MICHAEL LEE PATE

Deborah S. Pate  
DEBORAH S. PATE

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on February 23, 2007 by MICHAEL LEE PATE and DEBORAH S. PATE.



Lisa Weatherby  
(Notary Public for Oregon)  
My commission expires 11/20/07

MICHAEL LEE PATE

GRANTOR'S NAME AND ADDRESS

MICHAEL L. PATE  
3401 SHASTA WAY  
KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS

Until a change is requested  
all tax statements shall be  
sent to the following address:  
\*\*\*SAME AS GRANTEE\*\*\*

After recording return to:  
CASCADE TITLE CO.  
811 WILLAMETTE  
EUGENE, OR 97401

BSD

26<sup>00</sup>

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A tract of land in Enterprise Tracts No. 26 and 22 A situated in the SE1/4 SW1/4 and SW1/4 SE1/4 of Section 34, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the North right of way line of Shasta Way, which lies North 89° 08' East long the Section line a distance of 2602.3 feet and North 0° 49' West, a distance of 15 feet from the iron pin which marks the Southwest corner of Section 34, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and running thence; North 89° 08' East along the Northerly right of way line of Shasta Way a distance of 60 feet to an iron pin; thence North 0° 49' West a distance of 116 feet to an iron pin; thence South 89° 08' West a distance of 60 feet to an iron pin; thence South 0° 49' East a distance of 116 feet, more or less, to the point of beginning.