

Returned to Counter

2007-017952

Klamath County, Oregon

RETURN TO: Brandsness, Brandsness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601	MAIL TAX STATEMENTS: <i>Gary Mann</i> <i>3837 Hope Street</i> <i>Klamath Falls OR</i> <i>97603</i>
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10/17/2007 11:34:47 AM

Fee: \$21.00

-BARGAIN AND SALE DEED-

Marilyn B. Stenberg, Carol M. Wendt and Gary O. Mann, Co-Successor Trustees of the Margaret H. Mann Trust, Grantors, convey to Gary O. Mann, Grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

LLOYD'S TRACTS PERRY'S ADDITION, Lot 40, commonly described as 3837 Hope Street, Klamath Falls, Oregon
R-3909-011CA-00200-000

The true and actual consideration for this transfer is an inheritance.

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 9 day of October 2007.

Marilyn B. Stenberg
Marilyn B. Stenberg
Co-Successor Trustee

Carol M. Wendt
Carol M. Wendt
Co-Successor Trustee

Gary O. Mann
Gary O. Mann
Co-Successor Trustee

STATE OF OREGON)
) ss.
County of Klamath).



Personally appeared before me this 9 day of October 2007, the above-named Marilyn B. Stenberg, Carol M. Wendt and Gary O. Mann as Co-Successor Trustees of the Margaret H. Mann Trust and acknowledged the foregoing instrument to be their voluntary act.

Kathy Bickmore
Notary Public for Oregon
My Commission expires: Jun 2, 2008