

2008-001097

Klamath County, Oregon



After recording return to:
Kenneth E. Hibbard and Marjorie D.
Hibbard

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

1st 2008 - 038
File No.: 7073-dplarsen (DPL)
Date: January 15, 2008

THIS SPAC

01/28/2008 11:35:13 AM

Fee: \$31.00

STATUTORY BARGAIN AND SALE DEED

Jennifer Currin Gutridge and Shane P. Gutridge, as tenants by the entirety, as to an undivided 50% interest and Kenneth E. Hibbard as to an undivided 25% interest and Marjie Hibbard who aquired title as Marjie Irwin as to an undivided 25 % interest , Grantor, conveys to **Kenneth E. Hibbard and Marjorie D. Hibbard as tenants by the entirety**, Grantee, the following described real property:

Lot 25 DIAMOND PEAKS, TRACT NO. 1355, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

The true consideration for this conveyance is **\$0.00**. (Here comply with requirements of ORS 93.030)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007.

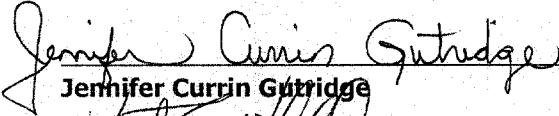
F31-

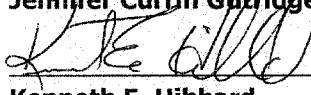
APN:

Bargain and Sale Deed
- continued

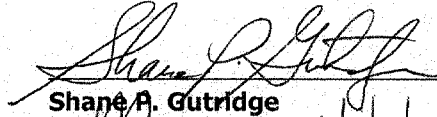
File No.: **7073-dplarsen (DPL)**
Date: **01/15/2008**

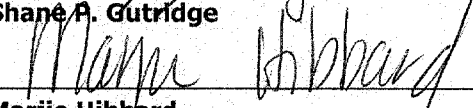
Dated this 22 day of JANUARY, 2008.



Jennifer Currin Guttridge


Kenneth E. Hibbard

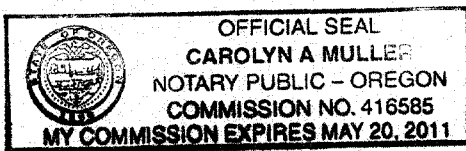


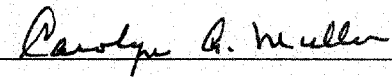
Shane P. Gutridge


Marjie Hibbard

STATE OF OREGON)
)ss.
County of WASHINGTON)

This instrument was acknowledged before me on this 23rd day of JANUARY, 2008
by **Jennifer Currin Guttridge and Shane P. Guttridge.**

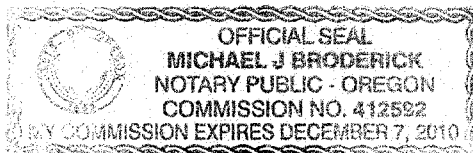


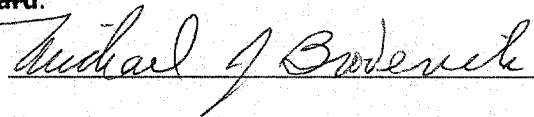


Notary Public for OREGON
My commission expires: MAY 20, 2011

STATE OF OREGON)
)ss.
County of)

This instrument was acknowledged before me on this 22 day of January, 2008
by **Kenneth E. Hibbard and Marjie Hibbard.**





Notary Public for OREGON
My commission expires:

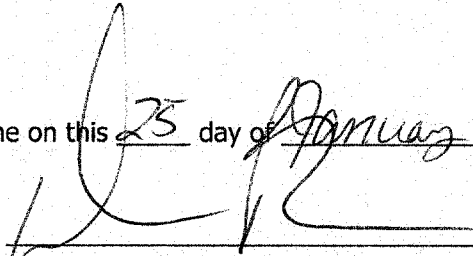
**NOTARY ACKNOWLEDGEMENT
ATTACHED TO DOCUMENT Deed**

File No: **Courtesy (DPL)**

Date: **January 15, 2008**

STATE OF Oregon)
)ss.
County of Clackamas)

This instrument was acknowledged before me on this 25 day of January, 2008
by **Marjie Hibbard**.



Dionne P. Larsen Notary Public for Oregon

My commission expires: 10/16/2009

