

MT81477-DS

THIS SP 2008-001129
Klamath County, Oregon

MARK A. THACKER

Grantor's Name and Address

STEPHANIE J. THACKER

2007 Ogden St.

Klamath Falls, OR 97603

Grantee's Name and Address

After recording return to:

STEPHANIE J. THACKER

2007 Ogden St.

Klamath Falls, OR 97603

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

STEPHANIE J. THACKER

2007 Ogden St.

Klamath Falls, OR 97603

Escrow No. MT81477-DS
BSD



00039170200800011290020027

01/28/2008 03:25:11 PM

Fee: \$26.00

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That MARK A. THACKER, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto STEPHANIE J. THACKER, 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:

A parcel of land situated in the NW1/4 of the NW1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point 720 feet East and 1237.5 feet North of an iron pin driven into the ground on the property of Otis V. Saylor at the Southwest corner of the Northwest quarter of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, which iron pin is 30 feet East of the center of a road intersecting the Klamath Falls-Lakeview Highway from the North, and 30 feet North of the center of said highway to the true point of beginning; thence East a distance of 126 feet to a point; thence North 132 feet to an iron pin; thence West 126 feet to a point; thence South 132 feet to the point of beginning.

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, 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, CHAPTER 424, OREGON LAWS 2007.

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 **\$20,000.00**.

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.

26 AMT

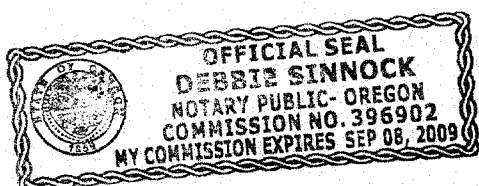
In Witness Whereof, the grantor has executed this 25th day of JAN, 2008; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

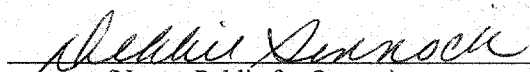


MARK A. THACKER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 1-25-, 2008 by MARK A. THACKER.





(Notary Public for Oregon)

My commission expires 9-8-09