

ESC

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED

2008-002266

Klamath County, Oregon



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02/22/2008 12:31:54 PM

Fee: \$21.00

Returned to Courser

James Odon Preston  
 Diane G. Preston  
 P.O. Box 706, Keno, OR 97627

Grantor's Name and Address

James O. Preston and Diane G. Preston  
 Living Trust

Same as above

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

James Preston  
 P.O. Box 706  
 Keno, OR 97627

Until requested otherwise, send all tax statements to (Name, Address, Zip):

James O. Preston  
 P.O. Box 706  
 Keno, OR 97627

SPACE RESERV  
 FOR  
 RECORDER'S U

By \_\_\_\_\_, Deputy.

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that James Odon Preston and Diane G. Preston

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto James O. Preston and Diane G. Preston Living Trust, 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 any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 6, Block 10, First Addition to Klamath River Acres, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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 \$ 0. ① However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. ② (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

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.

IN WITNESS WHEREOF, the grantor has executed this instrument on 2-22-08; if grantor is a corporation, 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.

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.

*James Odon Preston*  
*Diane G. Preston*

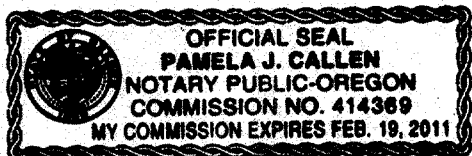
STATE OF OREGON, County of KLAMATH ss.This instrument was acknowledged before me on FEBRUARY 22, 2008 by JAMES ODON PRESTON AND DIANE G. PRESTON

This instrument was acknowledged before me on \_\_\_\_\_

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Notary Public for Oregon

My commission expires 02-19-2008