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Ursula Ellen Sporrer-Cain  
 79 Washington Street  
 Klamath Falls, OR 97601  
 Grantor's Name and Address  
 Mitchell Dean Cain  
 24551 Highway 140 East  
 Dairy, OR 97625  
 Grantee's Name and Address

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

Mitchell Dean Cain  
 24551 Highway 140 East  
 Dairy, OR 97625

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

Mitchell Dean Cain  
 24551 Highway 140 East  
 Dairy, OR 97625

2008-002396

Klamath County, Oregon



00040712200800023960020024

SPACE RESE  
FOR  
RECORDER'S

02/26/2008 10:48:11 AM

Fee: \$26.00

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that

Ursula Ellen Sporrer-Cain  
 hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
 Mitchell Dean Cain  
 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:

TWP 38 RANGE 11 1/2, BLOCK SEC 23,  
 TRACT NW4NE4, VAC RD ACRES\*

see exhibit A for Physical Description

(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 \$ 1.00. 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. (The sentence between the symbols ®, 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 February 13, 2008; 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.

THIS INSTRUMENT WILL 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Ursula E Sporrer-Cain

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on February 13, 2008

by Ursula Cain

This instrument was acknowledged before me on

by

as

of



OFFICIAL SEAL  
 NATHELE M. GITNES  
 NOTARY PUBLIC-OREGON  
 COMMISSION NO. 386476  
 MY COMMISSION EXPIRES NOV. 2, 2008

Notary Public for Oregon

My commission expires 11/02/08

03 AUG 8 PM 3:26

Aspen 57283

After Recording Return to:  
MITCHELL DEAN CAIN  
URSULA ELLEN CAIN  
24551 Highway 140 East  
Bonanza, OR 97623

Until a change is requested all tax statements  
shall be sent to the following address:  
MITCHELL DEAN CAIN  
URSULA ELLEN CAIN  
24551 Highway 140 East  
Bonanza, OR 97623

EXHIBIT A

Vol M03 Page 57418

State of Oregon, County of Klamath  
Recorded 08/08/2003 3:26 p m  
Vol M03 Pg 57478  
Linda Smith, County Clerk  
Fee \$ 2/00 # of Pgs 1

### BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That MITCH CAIN, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto MITCHELL DEAN CAIN and URSULA ELLEN CAIN, HUSBAND AND WIFE, hereinafter called grantees, 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:

A parcel of land situated in the N 1/2 of the N 1/2 of Section 23, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch rebar with plastic cap, said 5/8 inch rebar being South 544.00 feet from an aluminum cap marking the North one-quarter corner of said Section 23; thence North 89° 10' East 1294.41 feet to a 5/8 inch rebar with plastic cap; thence continuing North 89° 10' East to the East line of the NW 1/4 NE 1/4 of said Section 23; thence Southerly along said East line to the Northwesterly right of way line of State Highway 150; thence Southwesterly along said right of way line to the South line of said N 1/2 of the N 1/2 of said Section 23; thence Westerly along said South line to its intersection with a fence line which bears South 00° 10' West from the point of beginning; thence North 00° 10' East, along said fence line, to the point of beginning, with bearings based on an assumed bearing of North 71° 00' East from the North one-quarter corner of said Section 23 to Yanix Lookout.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.  
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$To Convey Title Only.  
(here comply with the requirements of ORS 93.930)

THIS INSTRUMENT WILL 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

In Witness Whereof, the grantor has executed this instrument July 31, 2003; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

  
MITCHELL DEAN CAIN/ AKA. MITCH CAIN

  
URSULA ELLEN CAIN

STATE OF OREGON,

County of Klamath

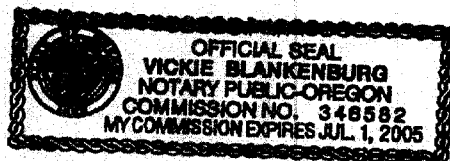
The foregoing instrument was acknowledged before me this 1st day of August, 2003, by Mitchell Dean Cain and Ursula Ellen Cain

  
Notary Public for Oregon

(SEAL)

My commission expires:  
BARGAIN AND SALE DEED  
, as grantor  
and

MITCHELL DEAN CAIN and URSULA ELLEN CAIN, as  
grantee



This document is recorded at the request of:  
Aspen Title & Escrow, Inc.  
525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00057283