

MT0396-9403

ESC

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



DEBORAH & GARY CHAPMAN  
2383 BLUE POOL WAY  
CHILOQUIN, OR 97624

Grantor's Name and Address

MARK F. BALLMAN  
2383 BLUE POOL WAY  
CHILOQUIN, OR 97624

Grantee's Name and Address

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

MARK F. BALLMAN  
2487 BLUE POOL WAY  
CHILOQUIN, OR 97624

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

SAME AS ABOVE

2008-003133

Klamath County, Oregon



00041610200800031330010014

SPACE RESE  
FOR  
RECORDER'S I

03/12/2008 11:23:10 AM

Fee: \$21.00

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that GARY CHAPMAN AND DEBORAH CHAPMAN AS  
TENANTS BY THE ENTIRETY  
hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto  
MARK F. BALLMAN  
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 18 IN BLOCK 5 OF IRISH BEND ACCORDING TO THE OFFICIAL PLAT THEREOF  
ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,  
OREGON, TOGETHER WITH AN UNDIVIDED 1/90th INTEREST IN AND TO  
LOT 12, BLOCK 4, IRISH BEND.

AMERITITLE has recorded this  
instrument by request as an accommodation only,  
and has not examined it for regularity and sufficiency  
or as to its effect upon the title to any real property  
that may be described therein.

(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 \$ 40,000.00. 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 March 12, 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.

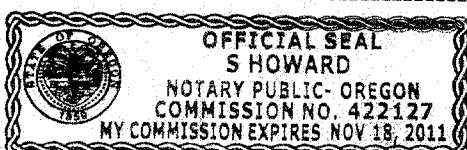
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING 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.

Gary Chapman  
Deborah Chapman

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on March 12, 2008  
by Gary Chapman & Deborah Chapman

This instrument was acknowledged before me on \_\_\_\_\_  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_



S. Howard  
Notary Public for Oregon  
My commission expires Nov 18, 2011

24 AMT