

AFTER RECORDING  
SEND TO 18787 POPE Rd  
P.O. BOX 15, MERRILL, OR.  
97633. GARY A. WIGHT  
SEND TAX TO SAME

Returned @ Counter

2008-004447  
Klamath County, Oregon



00043082200800044470020029

03/27/2008 01:47:56 PM

Fee: \$26.00



(Reserved for Recording Purposes)

### BARGAIN AND SALE DEED

ODVA Account Number	Tax Account Number
0005204847	R104372, R804749, & M65253

IN CONSIDERATION of fulfillment of that certain Contract of Sale dated March 29, 1988, in the Face Value of \$56,500 and recorded on April 1, 1988, in Volume M88, Page 4745, in Klamath County, the STATE OF OREGON, by and through the Director of Veterans' Affairs, Grantor, does hereby grant, bargain, sell, and convey unto Gary Allen Wight and Mary Catherine Wight, husband and wife, Grantee, all of the Grantor's right, title and interest to the following-described real property at 18787 Pope Road, Merrill, Oregon 97633-9735 in Klamath County, State of Oregon, to wit:

The SW1/4SW1/4 of Section 27 and the SE1/4SE1/4 of Section 28, lying Southeasterly of the existing roadway, All in Township 40 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Together with an easement for ingress and egress as recorded June 6, 1980 in Book M-80 at page 10361, Deed Records.

Together with the following-described mobile home which is firmly affixed to the property:

1980 KOZY, 48' x 24', Serial Number MD2691AB

AFTER RECORDING RETURN TO:

GARY A WIGHT  
PO BOX 15  
MERRILL OR 97633-0015

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

GARY A WIGHT  
PO BOX 15  
MERRILL OR 97633-0015

Excepting and reserving to itself, its successors, and assigns all minerals, as defined in ORS 273.775 (*including, but not limited to, soil, clay, stone, sand, and gravel*), and all geothermal resources, as defined in ORS 522.005 together with the right to make such use of the surface as may be reasonably necessary for exploring for, mining, extracting, storing, drilling for, and removing such minerals, materials, and geothermal resources. In the event the premises by a surface rights' owner would be damaged by one or more of the activities described above, then such owner may be entitled to compensation from the Grantor's lessee to the extent of the diminution in value of the real property, based on the actual use by the surface rights' owner at the time the Grantor's lessee conducts any of the above activities.

AND FURTHER SUBJECT TO:

1. Any taxes for 2008-2009 when due or payable.
2. Any Right of Redemption as provided by law.
3. Any covenants, conditions, restrictions, rights of way, easements and reservations now of record.

"BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004))."

IN WITNESS WHEREOF, the State of Oregon, acting by and through the Director of Veterans' Affairs (Grantor), has caused these presents to be executed March 19, 2008, at Salem, Oregon. The foregoing recital of consideration is true as I verily believe.

DIRECTOR OF VETERANS' AFFAIRS - Grantor

By: \_\_\_\_\_

Val Conley, Administrator, VSD

STATE OF OREGON     )  
                                  ) ss.  
County of Marion     )

On March 19, 2008,

this instrument was acknowledged before me by the above-named Val Conley, Administrator, VSD, who personally appeared, and, being first duly sworn, did say that she is authorized to sign the foregoing document on behalf of the Oregon Department of Veterans' Affairs by authority of its Director.

Before me: \_\_\_\_\_

Diana L. Simpson  
Notary Public for Oregon

