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



John M. Platte
~~170~~ 170 Spears Circle
 Sun Valley, NV 89433
 Grantor's Name and Address

2008-005760
 Klamath County, Oregon



00044597200800057600010013

MARY Ballachey 3/139 Beaver Bend Sub Tract 96150
 Grantee's Name and Address

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

John M. Platte
 170 Spears Circle
 Sun Valley, NV 89433

SPACE RESEF
 FOR
 RECORDER'S

04/21/2008 03:44:37 PM

Fee: \$21.00

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

John M. Platte
 170 Spears Circle
 Sun Valley, NV 89433

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that John M. Platte

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Mary Ballachey

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 4 in Block 32 of First Addition to Klamath Forest Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

Tax Account No: 3510-026A0-00400-000

Key No: 266571

(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~~. 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 _____; 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 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)).

John Platte

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on April 21, 2008

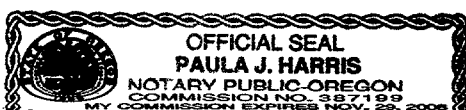
by John M. Platte

This instrument was acknowledged before me on

by

as

of



Notary Public for Oregon

My commission expires

Nov 29, 2008