

2008-006321

Klamath County, Oregon



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05/01/2008 08:36:22 AM

Fee: \$26.00

**BARGAIN AND SALE DEED**

Kimberly Jane Chambers and Rodney Dee Chambers  
32920 Harnish Drive NE  
Albany, OR 97321- **GRANTORS**

Kimberly Jane Chambers and Rodney Dee Chambers  
Trustees of the Kimberly J. Chambers Revocable Living Trust  
32920 Harnish Drive NE  
Albany, OR 97321 - **GRANTEES**

After recording return to:  
Denise Soto, Attorney at Law  
P. O. Box 1045  
Albany, OR 97321-0404

Until requested otherwise send all tax statements to:

Kimberly Jane Chambers and Rodney Dee Chambers, Trustees  
of the Kimberly J. Chambers Revocable Living Trust  
32920 Harnish Drive NE  
Albany, OR 97321

**BARGAIN AND SALE DEED**

**Rodney Dee Chambers and Kimberly Jane Chambers**, husband and wife, Grantors, convey to **Kimberly Jane Chambers and Rodney Dee Chambers**, as Trustees of the **Kimberly J. Chambers Revocable Living Trust** dated **April 24, 2008**, Grantees, the following real property.

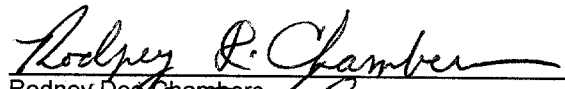
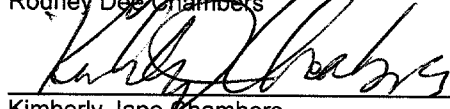
See attached Exhibit "A".

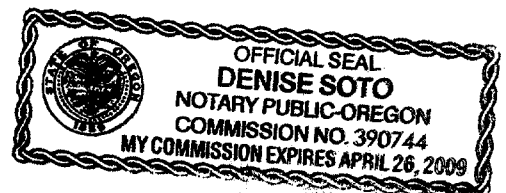
Subject to all easements, restrictions, and covenants herein and all other matters of record.

The true and actual consideration for this transfer is \$ - 0 -.

DATED: April 24, 2008.

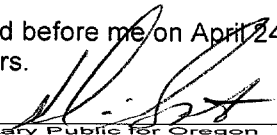
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007.

  
Rodney Dee Chambers  
  
Kimberly Jane Chambers



STATE OF OREGON )  
County of Linn ) ss.  
)

The foregoing instrument was acknowledged before me on April 24, 2008 by Rodney Dee Chambers and Kimberly Jane Chambers.

  
Notary Public for Oregon  
My Commission Expires: 4/26/09

BARGAIN & SALE DEED

EXHIBIT A

DESCRIPTION

The following described real property situate in Klamath County, Oregon:

Parcel 1

That portion of the SE¼NE¼ of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, described as follows:

Commencing at the East quarter corner of Section 18, a #5 aluminum-capped steel rod driven into a 2" pipe, the initial point of Crescent Pines Subdivision; thence along a line of Crescent Pines Subdivision, N. 74°55'34" W. 274.73 feet to a #5 steel rod at the Northeast PC of Pine Creek Loop; thence along the Northeast line of Pine Creek Loop, N. 52°43'28" W. 667.13 feet to a #5 steel rod, the point of beginning for this Parcel; thence along a line at right angle to Pine Creek Loop, N. 37°16'32" E. 230.00 feet to a #5 steel rod; thence along a line parallel with Pine Creek Loop, N. 52°43'28" W. 190.00 feet to a #5 steel rod; thence along a line at right angle to Pine Creek Loop, N. 37°16'32" E. 235.30 feet to a #5 steel rod along the Southwest line of Oregon State Highway #58; thence along the Southwest line of said Highway and 40 feet from the centerline thereof, S. 52°44'43" E 380.00 feet to a #5 steel rod; thence along a line at right angle to Pine Creek Loop, S. 37°16'32" W. 465.44 feet to a #5 steel rod along the Northeast line of Pine Creek Loop; thence along the Northeast line of Pine Creek Loop; thence along the Northeast line of Pine Creek Loop and 30 feet from the centerline thereof, N. 52°43'28" W. 190.00 feet to the point of beginning.

There is included within these bounds, an easement 10 feet in width along the Northeast bound hereof for purposes of drainage.

Parcel 2:

That portion of the SE¼NE¼ of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, described as follows:

Commencing at the East quarter corner of Section 18, a #5 aluminum capped steel rod driven into a 2" pipe, the initial point of Crescent Pines Subdivision; thence along a line of Crescent Pines Subdivision, N. 74°55'34" W. 274.73 feet to a #5 steel rod at the Northeast PC of Pine Creek Loop; thence along the Northeast line of Pine Creek Loop, N. 52°43'28" W. 60.02 feet to a #5 steel rod, the Point of Beginning for this parcel; thence continuing along the Northeast line of Pine Creek Loop and 30 feet from the centerline thereof, N. 52°43'28" W. 417.11 feet to a #5 steel rod; thence along a line at right angle to Pine Creek Loop, N. 37°16'32" E. 465.44 feet to a #5 steel rod along the Southwest line of Oregon State Highway #58; thence along the Southwest line of said Highway and 40 feet from the centerline thereof, S. 52°44'43" E. 583.02 feet to a #5 steel rod; thence S. 56°53'13" W. 494.33 feet to the Point of Beginning.

There is included within these bounds, an easement 10 feet in width along the Northeast bound hereof for purposes of drainage.