

2008-008512

Klamath County, Oregon



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06/11/2008 08:16:14 AM

Fee: \$26.00

Send Tax Statements to Grantee at:
George T. Living Trust
Donald W. Taylor, Successor Trustee
PO Box 63
Crescent, OR 97733

After Recording return to:
George T. Living Trust
Donald W. Taylor, Successor Trustee
PO Box 63
Crescent, OR 97733

BARGAIN AND SALE DEED

George T. Taylor Living Trust dated 10/02/1991, Donald W. Taylor, Successor Trustee, Grantor, conveys to Donald W. Taylor, grantee, the following legally described property:

A parcel of land containing 1.42 acres, situate in the SW 1/4SE1/4 of Section 36, Township 24 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being the eastern part of that parcel conveyed to Batista and Juanita Milani in volume M82, page 522, Deed records of Klamath County, Oregon, and more particularly described as follows: COMMENCING at the South Quarter corner of said Section 36; thence along the center quarter line of Section 36, N. 00°26'27" E. 881.76 feet; thence along the North line of the above said Milani land, S 89°21'15" E. 839.0 feet to the point of beginning, a #5X48" plastic capped steel rod; thence continuing S. 89° 21' 15" E. 181.0 feet to a #5x48" plastic capped steel rod; thence along two lines of land conveyed to Cascade Natural Gas Corporation, S. 00° 26' 27" W 259.1 feet to a #5X48" plastic capped steel rod and S 89° 21' 15" E. 140.5 feet to a #5X48" plastic capped steel rod set along the arc of a 0°58" curve at the Northwest line of US Highway 97; thence 64.54 feet along said curve arc, the chord of which bears S. 23°10' W. 64.53 feet to a 35 steel rod at the Northeast corner of Riddle Acres subdivision; thence along the North line of said Riddle Acres, N. 89°21'15" W. 295.49 feet to a #4 steel rod at the corner common to Lots 4 and 5, Block 1, Riddle Acres; thence along the East line of Milani reserved lands, N. 00°14'19" E. 318.8 feet to the point of beginning, as shown on that certain plat of May 1982 made by Raymond E. Oman, PLS, and on file in the records of the Klamath County Surveyor.

County Tax Account No. R150393
Tax Lot Number R-2408-036DC-02500-000

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.

The true and actual consideration for this conveyance is NONE, deed is to transfer title pursuant to the terms of the George T. Taylor Revocable Living Trust..

DATED: 6/3, 2008

Donald W. Taylor
Donald W. Taylor, Successor Trustee
Of the George T. Taylor Revocable Living
Trust dated October 2, 1991

STATE OF OREGON)
) ss:
County of DESCHUTES)

On the 3 day of JULY, 2008, personally appeared the above-named Donald W. Taylor, Successor Trustee of the George T. Taylor Revocable Living Trust dated October 2, 1991 and acknowledged the above instrument to be his voluntary act and deed.

Notary Public for Oregon
My commission expires:

