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



Marja A. Hill

16650 Hill Road

Klamath Falls, OR 97603

Grantor's Name and Address

Marja A. Hill

16650 Hill Road

Klamath Falls, OR 97603

Grantee's Name and Address

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

Marja A. Hill

16650 Hill Road

Klamath Falls, OR 97603

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

2008-009120

Klamath County, Oregon



00048532200800091200030039

SPACE RES
FOR
RECORDER

06/20/2008 03:34:41 PM

Fee: \$31.00

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Marja A. Hill and Leonard D. Hill not as tenants in common but with rights of survivorshiphereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Marja A. Hillhereinafter 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:

SEE ATTACHED EXHIBIT "A"

(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-. ^① 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. ^② (The sentence between the symbols ^②, 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 June 20, 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 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.

STATE OF OREGON, County of KlamathThis instrument was acknowledged before me on June 20, 2008 by Marja A. Hill

This instrument was acknowledged before me on _____ by _____

as _____

of _____



Marja A. Hill
Leonard D. Hill

Klamath ss. June 20, 2008

Lisa Weatherby
Notary Public for Oregon
My commission expires 11/20/2011

EXHIBIT "A"
LEGAL DESCRIPTION

That portion of Government Lots 6 and 7 of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, lying Easterly of Lost River and Westerly of the West line of the Burlington Northern Railroad right of way.

Also that portion of Government Lot 8 of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, lying Westerly of the West line of the Burlington Northern Railroad right of way.

EXCEPTING THEREFROM that portion of said Government Lot 8 described as follows:

A portion of Government Lot 8 in Section 21, 80 feet wide extending between the Easterly line of Lost River and the Southwest line of the Klamath Irrigation District "G" Canal, and lying 40 feet on each side of the following described line:

Beginning at a point on the Southwesterly right of way line of the Klamath Irrigation District "G" Canal at centerline station 305+13 from whence the center of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon bears the following courses:

North 78° 46' 32" East 64.3 feet; thence South 32° 22' East 440.4 feet; thence South 89° 56' East 133.1 feet; thence from said point of beginning South 78° 46' 32" West 286 feet, more or less, to the Easterly shore line of Lost River.

AND ALSO EXCEPTING THEREFROM

That portion of Government Lot 8 of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, lying Northerly and Easterly of Lost River, Westerly of the USBR G Canal and Northerly of the North line of the following described parcel:

A portion of Government Lot 8 in Section 21, 80 feet wide extending between the Easterly line of Lost River and the Southwest line of the Klamath Irrigation District "G" Canal, and lying 40 feet on each side of the following described line:

Beginning at a point on the Southwesterly right of way line of the Klamath Irrigation District "G" Canal at centerline station 305+13 from whence the center of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon bears the following courses:

North 78° 46' 32" East 64.3 feet; thence South 32° 22' East 440.4 feet; thence South 89° 56' East 133.1 feet; thence from said point of beginning South 78° 46' 32" West 286 feet, more or less, to the Easterly shore line of Lost River.

TOGETHER WITH a strip of land 30.00 feet in width situated in the SE1/4 of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being 15.00 feet on each side of the following described centerline;

** Legal Description Continued **

(Legal Description Continued)

Beginning at a point on the Northeasterly line of the Burlington-Northern Railroad right-of-way, from which the Northeast corner of said Section 21 bears North $24^{\circ} 09' 06''$ East 3809.86 feet; thence North $47^{\circ} 42' 33''$ East 17.23 feet; thence 55.36 feet along the arc of a curve to the right having a radius of 75.00 feet, a long chord of which bears North $68^{\circ} 51' 16''$ East 54.11 feet; thence South $90^{\circ} 00' 00''$ East 94.93 feet; thence 116.90 feet along the arc of a curve to the left having a radius of 75.00 feet, the long chord of which bears North $45^{\circ} 20' 44''$ East 105.42 feet; thence North $00^{\circ} 41' 29''$ East 476.70 feet, more or less to the end of the strip on the Southwesterly line of Hill Road; the sidelines of said strip to be extended or shortened to be continuous and terminated on the beginning and ending lines.