

AFTER RECORDING, RETURN TO:

William M. Ganong
Attorney at Law
514 Walnut Avenue
Klamath Falls OR 97601

2008-016584

Klamath County, Oregon



00057649200800165840020021

12/17/2008 08:50:54 AM

Fee: \$26.00

SEND TAX STATEMENTS TO:

Dale C. Carland
Post Office Box 64
Midland OR 97634

BARGAIN AND SALE DEED

Susan Jean McPherson and Dale C. Carland, the duly appointed, qualified, and acting co-personal representatives of the estate of Ruth Evangline Carland, deceased, Klamath County Circuit Court Case No. 0800935 CV, Grantors, convey unto Dale C. Carland, Grantee, the estate's interest in the real property located in Klamath County, Oregon, which is more particularly described as follows:

Parcel 1: The SE $\frac{1}{4}$ NE $\frac{1}{4}$, N $\frac{1}{2}$ SE $\frac{1}{4}$, SW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 6 in Township 40 South, Range 9 E.W.M. situated in Klamath County, Oregon.

Klamath County Assessor's Map No. R-4009-00600-00800
Property ID No. R92465

Parcel 2: That portion of the SW $\frac{1}{4}$ of Section 6 in Township 40 South, Range 9 E.W.M. lying North of the Lower Klamath Lake Road, which is also known as State Highway 423.

Klamath County Assessor's Map No. R-4009-00600-00900
Property ID No. R92438

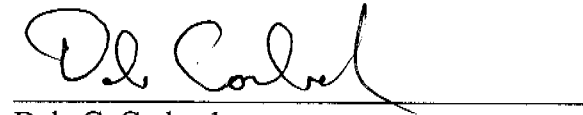
The consideration for this deed is estate distribution.

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.

Dated this 12th day of December, 2008.

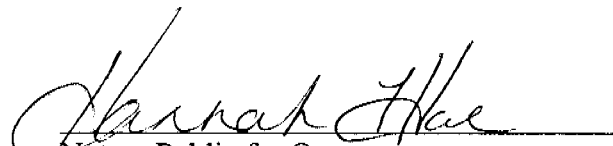

Susan Jean McPherson


Dale C. Carland

STATE OF OREGON, County of Lane) ss.

This instrument was acknowledged before me on December 12, 2008 by
Susan Jean McPherson in her capacity as a personal representative of the estate of Ruth
Evangline Carland.

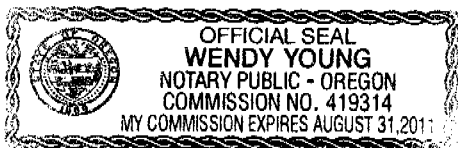



Notary Public for Oregon

My Commission Expires: 08/14/2012

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on November 8, 2008 by
Dale C. Carland in his capacity as a personal representative of the estate of Ruth Evangline
Carland.




Notary Public for Oregon

My Commission Expires: 8.31.2011