

- EGB

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



MELVIN L. &amp; KATHLEEN A. WILSON

PO Box 14

Bly, OR 97622

Grantor's Name and Address

Jessica A Lee

PO Box 445

Bly, OR 97622

Grantee's Name and Address

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

Jessica A Lee

PO Box 445

Bly, OR 97622

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

Jessica A Lee

PO Box 445

Bly, OR 97622

2009-003480

Klamath County, Oregon



00062232200900034800020029

SPACE RESE.  
FOR  
RECORDER

03/11/2009 08:19:36 AM

Fee: \$26.00

## QUITCLAIM DEED - STATUTORY FORM

MELVIN L. &amp; KATHLEEN A. WILSON

releases and quitclaims to Jessica A Lee, Grantor,

all right, title and interest in and to the following described real property situated in Klamath County, Oregon, to-wit:

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The true consideration for this conveyance is \$200 per Acre. (Here, comply with the requirements of ORS 93.030.)

DATED 2-17-09; if a corporate grantor, 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.

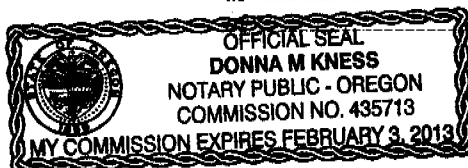
STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on Feb 17, 2009 by Mel &amp; Kathleen Wilson

This instrument was acknowledged before me on

by

as



Donna M. Kness  
Notary Public for Oregon  
My commission expires Feb 3, 2013

OK

## BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That KLAMATH COUNTY, A PUBLIC CORPORATION OF THE STATE OF OREGON, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto DANIEL W. HEPNER AND SYLVIA M. HEPNER AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, 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 anywise appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

R3714 003AB 01800 000 00

KEY 762589

Lot Twelve (12) Block Eight (8), First Addition to Bly, Klamath County, Oregon according to the duly recorded plat of said subdivision on file in the office of the County Clerk of said County.

CORPORATION OF THE STATE OF OREGON, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto DANIEL W. HEPNER and SYLVIA M. HEPNER AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, 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 anywise appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

R3714 003AB 02200 000 00 KEY 762598

Beginning at the southwest corner of that certain parcel of land more particularly described in deed to James Bell, which deed is recorded in Vol. 48 of Deeds at page 352, records of Klamath County, Oregon; thence northerly along the westerly line of said parcel fifty (50) feet; thence westerly at right angles to Edler Street, Seventy-four (74) feet, more or less, to easterly line of Bly Ditch; thence southeasterly along easterly line of Bly Ditch to a point due west of point of beginning; thence easterly thirty-eight (38) feet, more or less, to point of beginning, being a portion of Lot 15, Block 8, First Addition to Bly, Klamath County, Oregon.

EXHIBIT A