2009-005051 Klamath County, Oregon



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04/13/2009 09:11:35 AM

Fee: \$26.00

Recording Requested By: Aspen Title & Escrow, Inc. 525 Main Street Klamath Falls, OR 97601

When Recorded Return To:

Aspen Title & Escrow, Inc. 525 Main Street Klamath Falls, OR 97601

Until requested otherwise, send all tax statements:

ATE AR# 7251

(SPACE ABOVE THIS LINE FOR RECORDER'S USE)

COVER SHEET

DOCUMENT:

Bargain and Sale Deed

GRANTOR:

J. Claude Bowden and Thelma M. Bowden

GRANTEE:

J. Claude Bowden and Thelma M. Bowden, Trustees of the J. Claude Bowden and Thelma M. Bowden Revocable Living Trust dated April 28, 1998

CONSIDERATION

0.00

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS CONTAINED IN THE COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF

\$26ATE

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS. That J. Claude Bowden and Theima M. Bowden, nereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto J. CLAUDE BOWDEN and THELMA M. BOWDEN, TRUSTEES OF THE J. CLAUDE BOWDEN and THELMA M. BOWDEN REVOCABLE LIVING TRUST DATED AFRIL 2 , 1995, 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:

Lot 8 Block 3 Sunnyland Addition, aka 3131 Shasta Way, Klamath County, Oregon.

To Have and to Hold the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars. is: TRUST ESTABLISHMENT.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

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.

CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY AFFROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30, 330.

In Witness Whereof. the Grantor has executed this pastrument this 28 day of April, 1998.

J. Claude Bovden

The Ima M. Bowden

STATE OF CREGON

SS

County or Klamath

This instrument was acknowledged before me on April 38, 1998, by J. Claude Bowden and The Ima M. Bowden.

Notary Public for Oregon

Ny Commission Expires: COLS 1997

After recording, return to:

NUTARY PUBLIC - CRESON COMMISSION NO. 033815 MY COMMISSION EXPIRES OCT. G8, 1998