

2009-012021

Klamath County, Oregon



00072341200900120210020027

09/09/2009 10:04:21 AM

Fee: \$26.00

UNTIL A CHANGE IS REQUESTED ALL
TAX STATEMENTS SHALL BE SENT TO: NO CHANGE
AFTER RECORDING RETURN TO:

DONNA MARIE CAMPBELL
211 WEST ALSTON ST.
HOBBS, NM 88240

BARGAIN AND SALE DEED

James William Campbell, Grantor, conveys to Donna Marie Campbell, Grantee all of his right, title and interest in the real property described as:

Lot 39, Block 78, EIGHTH ADDITION TO NIMROD RIVER PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, together with the following described parcel,

Starting at the Southeast corner of Lot 39 along a Southerly extension of the Easterly lot line to a point, which point is the junction of the Easterly lot line and the North bank of the river; thence Westerly along the North bank of the river to a point, which point is the junction of the North bank of the river and a Southerly extension of the Westerly lot line; thence Northerly to the Southwest corner of Lot 39; thence Easterly along the South lot line of Lot 39 to the Southeast corner of lot 39 to the point of beginning, subject to a 60 foot roadway and utility easement along the Southerly lot line of Lot 39.

THIS INSTRUMENT WILL NOT ALLOW THE 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 \$0.00 (property award and property division in a dissolution of marriage in Deschutes County case number 09 DS 0301 MA).

By execution of this instrument, Grantor certifies that he is not a "foreign person" as the term is defined in the Internal Revenue Code, section 1445.

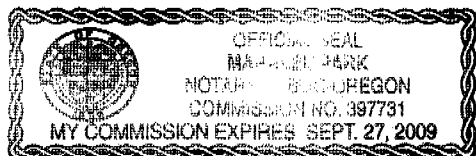
Dated this 3rd day of August, 2009.


JAMES WILLIAM CAMPBELL

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STATE OF OREGON)
) ss.
County of Deschutes)

On this 3 day of August, 2009, personally appeared before me the above-named JAMES WILLIAM CAMPBELL and acknowledged the foregoing instrument to be his voluntary act and deed.



Margaret Park
Notary Public for Oregon
My Commission Expires: 9/27/09