

EOB-

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



2009-012210

Klamath County, Oregon



00072572200900122100030033

09/14/2009 11:10:06 AM

Fee: \$31.00

SPACE RESERV.
FOR
RECORDER'S U

Matthew & Beverly Miles

Grantor's Name and Address

Grantee's Name and Address

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

Lola Jasper
2043 Lacey St
Klamath Falls, OR 97601
Until requested otherwise, send all tax statements to (Name, Address, Zip):
Lola Jasper
2043 Lacey St
Klamath Falls, OR
97601

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Matthew Miles and Beverly Miles
as tenants by the Entirety
hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
Lolalee Mary Jasper also known as Lola Jasper
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 any way appertaining, situated in _____ County,
State of Oregon, described as follows, to-wit:

Please see Exhibit A

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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

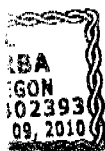
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ _____ ① However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. ① (The sentence between the symbols ①, 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 9/1/09; 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.

Beverly Miles



STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on September 1, 2009, by Beverly Miles

This instrument was acknowledged before me on _____ by _____ as _____ of _____



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

see attached acknowledgement for Matthew Miles

314mt

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on September 11th 2009 by MATTHEW MILES.



Heather Sciorba
(Notary Public for Oregon)

My commission expires FEB. 9, 2010

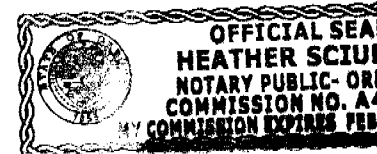


EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Lots 7 and 8, Block 47, HILLSIDE ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows: Beginning at the Southwest corner of said Lot 7; thence Northeasterly, along the South boundary of said Lot 7, 160 feet to the true point of beginning; thence Northwesterly, parallel with Haskin Street, 100 feet to the North boundary of said Lot 8; thence Southwesterly, along the North boundary of said Lot 8, 55 feet to a point; thence Southeasterly, parallel with Haskin Street, 100 feet to a point on the South line of said Lot 7; thence Northeasterly along said South line 55 feet more or less to the point of beginning.

Tax Account No: 3809-028CD-00900-000

Key No: 373161