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David & KAY McNiven

2009-014767
Klamath County, Oregon



Grantor's Name and Address

Kent & Karen Taylor
2030 White Ave
Klamath Falls, OR 97601

Grantee's Name and Address

Kent & Karen Taylor
2030 White Ave
Klamath Falls, OR 97601

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

Kent & Karen Taylor
2030 White Ave
Klamath Falls, OR 97601

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

Kent & Karen Taylor
2030 White Ave
Klamath Falls, OR 97601

SPACE RESE FOP 11/17/2009 02:23:48 PM Fee: \$37.00
RECORDE

Returned to Counter

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that David J McNiven & Kay D McNiven

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Kent M Taylor Jr & Karen L Taylor

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 Klamath County, State of Oregon, described as follows, to-wit:

LOT 4, Blcok 203, MILLS SECOND ADDITION, to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

(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 \$ 1.00. 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. (The sentence between the symbols, 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 November 9, 2009; 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.

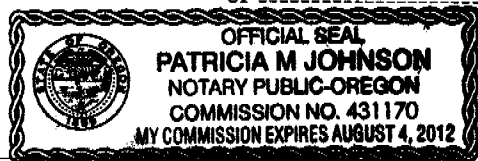
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

David J McNiven
Kay D McNiven
Kay D McNiven

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on November 13, 2009 by David J. McNiven & Kay D. McNiven

This instrument was acknowledged before me on by as of



Patricia M Johnson
Notary Public for Oregon
My commission expires Aug 4, 2012