

2009-015856

Klamath County, Oregon



00076884200900158560020027

12/18/2009 08:26:16 AM

Fee: \$42.00

**WHEN RECORDED RETURN TO:**

Whitty, Littlefield, McDaniel & Bodkin, LLP  
P.O. Box 1120  
Coos Bay, OR 97420

**MAIL TAX STATEMENTS TO:**

Jack Jacobson, Trustee  
3485 Vine  
Coos Bay OR 97420

No consideration is being given for this deed; which is executed to transfer the property described herein to Grantor's revocable living trust.

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**BARGAIN AND SALE DEED**

Jack W. Jacobson, Grantor, conveys to Jack W. Jacobson, Trustee of the Jack Jacobson Trust under agreement dated November 16, 1995, Grantee, with power of sale, all of Grantor's interest in and to the following described real property in Klamath County, Oregon:

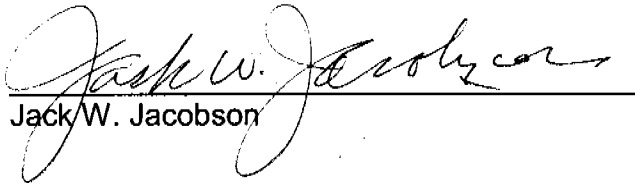
A portion of land in the E ½ of the NE ¼ of Section 19, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, as shown on Parcel #3 on map of Survey #1343 filed in the office of the Klamath County Surveyor, Klamath Falls, OR, more particularly described as follows: Beginning at the Southwest corner of the North Beaver Marsh Addition to Beaver Marsh, which point is marked by a 1" iron pipe; thence S 0° 05' W 488.97 feet and being the true point of beginning; thence S 73° 04' 30" E 861.40 feet to a 5/8" iron pin; thence S 16° 59' W 265.50 feet to a 5/8" iron pin; thence N 73° 04' 30" W 780.75 feet to a 1" iron pipe; thence N 0° 05' E 277.40 feet to the true point of beginning. Subject to covenants, conditions, restrictions, easements, reservations, rights, rights of way and all matters appearing of record.

Klamath County Tax Assessor's Account No. R88381.

**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.

Dated: December 14, 2009

  
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Jack W. Jacobson

STATE OF OREGON)  
  ) ss.  
County of Coos                    )

This instrument was acknowledged before me on December 14, 2009 by Jack W. Jacobson



  
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Notary Public for Oregon