

2010-000911

Klamath County, Oregon

RETURN TO: Brandsness, Brandsness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601	MAIL TAX STATEMENTS: Melody S. Michaelson P.O. Box 206 Merrill, OR 97633
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01/25/2010 03:45:56 PM

Fee: \$37.00

## -BARGAIN AND SALE DEED-

John Edward Walling, Grantor, conveys to Melody Star Michaelson, Grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Parcels 2 and 3 of Land Partition 5-09 in the South  $\frac{1}{2}$  Northwest  $\frac{1}{4}$  of Section 12, Township 41, South, Range 10 East of the Willamette Meridian, Klamath County, Oregon

Reserving unto John Edward Walling a life estate in said property.

The true and actual consideration for this transfer is zero dollars (\$0.00).

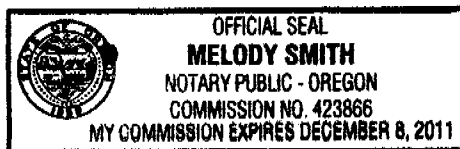
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES, 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 197.352

DATED this 11 day of January 2010.

*John E. Walling*  
 John Edward Walling

STATE OF OREGON           )  
                                       ) ss.  
 County of Klamath        )

Personally appeared before me this 11 day of January 2010, the above-named John Edward Walling and acknowledged the foregoing instrument to be his voluntary act.



*Melody Smith*  
 Notary Public for Oregon  
 My Commission expires: 12-08-11