

2010-002453

Klamath County, Oregon



00080215201000024530020027

THIS SPACE

02/18/2010 12:10:01 PM

Fee: \$42.00



After recording return to:  
Dean & Connie Hill  
PO Box 544  
Merrill, OR 97633

Until a change is requested all tax statements  
shall be sent to the following address:  
SAME AS ABOVE

File No.: COURTESY ()  
Date: February 18, 2010

## STATUTORY BARGAIN AND SALE DEED

**Dean Fleming Hill and Connie Mae Hill, As Trustees of the Hill Family Trust Dated March 19, 1996**, Grantor, conveys to **Hills West Investments, LLC**, Grantee, the following described real property:

### See Attached Legal Description "Exhibit A"

The true consideration for this conveyance is **\$-0-**. (Here comply with requirements of ORS 93.030)

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, OF 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, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 18 day of Feb, 2010.

APN:

Bargain and Sale Deed  
- continued

File No.: **7021-SarahW (SAC)**  
Date: **01/20/2010**

Dean Fleming Hill, Trustee  
Dean Fleming Hill, Trustee

Connie Mae Hill, Trustee  
Connie Mae Hill, Trustee

STATE OF Oregon )  
County of Klamath ) ss.

This instrument was acknowledged before me on this 18 day of February, 2010  
by Dean Fleming Hill & Connie Mae Hill  
Sarah Kness



Notary Public for Oregon  
My commission expires:

10/16/2010