

NOT 1346-10027

2010-005276

Klamath County, Oregon

After recording return to:

Delpha M. Kerns
3334 Hilyard Avenue
Klamath Falls, OR 97603



00083555201000052760010014

05/04/2010 03:19:13 PM

Fee: \$37.00

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

Delpha M. Kerns
3334 Hilyard Avenue
Klamath Falls, OR 97603

**STATUTORY
BARGAIN AND SALE DEED**

Delpha M. Kerns, Grantor, conveys to Delpha M. Kerns and Robert L. Kerns, not as tenants in common but with rights of survivorship, Grantee, the following described real property situated in Klamath County, Oregon, to-wit:

The West 100 feet of Lot 1, Block 1, Third Addition to Altamont Acres. Less the Northerly 10 feet thereof used for roadway purposes, in the County of Klamath, State of Oregon.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

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

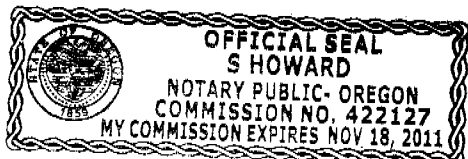
Dated this May 4, 2010.

AMERITITLE, has recorded this instrument by request as an accomodation 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.

Delpha M. Kerns
Delpha M. Kerns

STATE OF OREGON }
County of Klamath ss

This instrument was acknowledged before me on May 4, 2010
by Delpha M. Kerns
This instrument was acknowledged before me on _____
by _____
as _____
of _____



S Howard
Notary Public for Oregon
My commission expires 11-18-11

374mt