

EOB NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



2010-005968
Klamath County, Oregon



05/14/2010 03:35:33 PM Fee: \$47.00

Michael Bechtholdt
P.O. Box 199
Knightsen, CA 94548
Grantor's Name and Address

Michael Bechtholdt & Eve E. Bechtholdt
P.O. Box 199
Knightsen, CA 94548
Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Michael Bechtholdt & Eve E. Bechtholdt
P.O. Box 199
Knightsen, CA 94548

Until requested otherwise, send all tax statements to (Name, Address, Zip):
NO CHANGE

SPACE RESERVED FOR RECORDER'S

DEED CREATING ESTATE BY THE ENTIRETY

KNOW ALL BY THESE PRESENTS that Michael Bechtholdt, as to his undivided interest

hereinafter called grantor, the spouse of the grantee hereinafter named, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Eve E. Bechtholdt, herein called the grantee, an undivided one-half 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:

See attached Exhibit "A" that is made a part hereof for legal description

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold an undivided one-half of the above described real property unto the grantee forever.

The above named grantor retains a like undivided one-half of that same real property, and it is the intent and purpose of this instrument to create, and there hereby is created, an estate by the entirety between husband and wife as to this real property.

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 WITNESS WHEREOF, the grantor has executed this instrument on May 14, 2010

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.

Michael Bechtholdt

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on May 14, 2010 by Michael Bechtholdt

Kristi L. Redd

Notary Public for Oregon My commission expires 11/16/2011



47111

EXHIBIT A

LEGAL DESCRIPTION:

Parcel 1:

Government Lots 2, 3, 4, 5, 6, 7, 10, 11, 12, 13, 14, 15, 18, 19, 20, 21, 22, 23, 26, 27, 28, 29, 30 and 31 of Section 16, Township 36 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM any portion lying within the right of way of Great Northern Railway and ALSO EXCEPTING the following tract of land:

Commencing at a point which is the Southwest corner of the SE 1/4 of Section 16; thence North 208 feet; thence West 208 feet; thence South 208 feet; thence East 208 feet to the point of beginning.

Parcel 2:

The NE 1/4 NE 1/4 of Section 28, Township 36 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Parcel 3:

The E 1/2 E 1/2 of Section 21, Township 36 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM that portion lying within the boundaries of Klamath Falls-Lakeview Highway.

Parcel 4:

Government Lots 1, 8, 9, 16, 17, 24, 25 and 32, Section 16, Township 36 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM any portion lying within the right of way of Great Northern Railway.

Parcel 5:

The S 1/2 W 1/2 NW 1/4 SW 1/4, W 1/2 SW 1/4 SW 1/4 Section 22 and the W 1/2 W 1/2 NW 1/4 Section 27, Township 36 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Parcel 6:

The S 1/2 NE 1/4, SE 1/4 Section 28, Township 36 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Parcel 7:

The N 1/2 NE 1/4, N 1/2 N 1/2 SW 1/4 NE 1/4, N 1/2 SE 1/4 NE 1/4 Section 33, Township 36 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Parcel 8:

The SW 1/4 of Section 15; and the NW 1/4 of Section 22, Township 36 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Together with all that portion of the NW 1/4 NW 1/4 SW 1/4 of Section 22, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, lying Northwesterly of the Klamath Falls-Lakeview Highway.

EXCEPTING THEREFROM a triangular parcel of land situated in the SW 1/4 NW 1/4 of Section 22, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginnig at the Intersection of the South line of the said SW 1/4 NW 1/4 with the Southeasterly right of way line of the Klamath Falls-Lakeview Highway; thence East along the South line of the SW 1/4 NW 1/4 a distance of 327 feet; thence North, at right angles to said South line 242.5 feet, more or less, to a point on the Southeasterly line of said highway; thence Southwesterly along said Southeasterly line a distance of 408 feet, more or less, to the point of beginning. ALSO

EXCEPTING THEREFROM that portion of Section 22, lying within the boundaries of the Klamath Falls-Lakeview Highway.

TOGETHER WITH a pertinent easement for a 30 foot easement along and adjacent to the West boundary lying South of Highway 140 for ingress and egress and electric utility use, as contained in Bargain and Sale Deed recorded February 7, 1985 in Volume M85 page 2069, Deed records of Klamath County, Oregon.

Parcel 9:

A parcel of land situated in Section 16, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at a point which is the Southwest corner of the SE 1/4 of Section 16; thence North 208 feet; thence West 208 feet; thence South 208 feet; thence East 208 feet to the point of beginning.

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.