

2010-008446

Klamath County, Oregon



00087276201000084460040040

07/13/2010 02:53:18 PM

Fee: \$52.00



After recording return to:  
Gloria Sirola  
2162 Hope Street  
Klamath Falls, OR 97603

Until a change is requested all tax statements  
shall be sent to the following address:  
Gloria Sirola  
Same As Above

File No.: 7021-1586412 (SFK)  
Date: July 08, 2010

THIS SPACE

1<sup>st</sup> 1586412

### STATUTORY BARGAIN AND SALE DEED

**Gloria Sirola and Judith McGregor, not as tenants in common but with the rights of survivorship**, Grantor, conveys to **Gloria J Sirola, an unmarried woman**, Grantee, the following described real property:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

The true consideration for this conveyance is **\$convey title**. (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, 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, OF CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

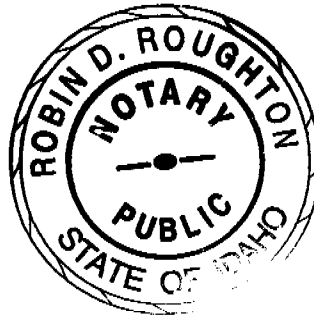
Dated this 08th day of July, 2010.

File No.: **7021-1586412 (SFK)**  
Date: **07/08/2010**

*Judith McGregor*  
Judith McGregor

This instrument was acknowledged before me on this 11 day of July, 2010  
by **Gloria Sirela and Judith McGregor**.

Notary Public for Oregon *Idaho*  
My commission expires: *10-10-14*



APN: R517809

Bargain and Sale Deed  
- continued

File No.: 7021-1586412 (SFK)  
Date: 07/08/2010

Gloria J Sirola  
Gloria Sirola

Judith McGregor  
Judith McGregor

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 8 day of July, 2010  
by **Gloria Sirola and Judith McGregor**.

Sarah Kness



Notary Public for Oregon

My commission expires: 10/16/2010

APN: **R517809**

Bargain and Sale Deed  
- continued

File No.: **7021-1586412 (SFK)**  
Date: **07/08/2010**

**EXHIBIT A**

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**A TRACT OR PARCEL OF LAND BEGINNING AT A POINT 330 FEET EAST AND 264 FEET NORTH FROM THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, AND RUNNING THENCE DUE NORTH 150 FEET, WHICH IS THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED TRACT; THENCE NORTH 105 FEET; THENCE EAST AT RIGHT ANGLES 165 FEET; THENCE SOUTH 105 FEET; THENCE WEST 165 FEET TO THE POINT OF BEGINNING, BEING A PIECE OF LAND 105 FEET BY 165 FEET. SUBJECT TO AN EASEMENT 20 FEET OFF THE EASTERLY END FOR ROAD PURPOSES AND 3 FEET FOR WATER DITCH PURPOSES.**