

BE

NO PART OF ANY STEVENS-NESS FORM MAY BE REPR

2010-012680

Klamath County, Oregon



00092267201000126800010018

10/28/2010 01:16:58 PM

Fee: \$37.00

Patricia M. Lidel
36779 HWY 97 N. Box 637
Chiloquin, OR 97624

Grantor's Name and Address

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

PATRICIA M. Lidel
PO Box 637
Chiloquin, OR 97624

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Same as above

SPACE RESERVE
FOR
RECORDER'S USE

by _____, Deputy

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that

PATRICIA M. Lidel

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto PATRICIA M. Lidel and Cynthia Anne Reddick, with Rights of Survivorship, hereinafter called grantee, and unto grantee's heirs, successors and assigns, all 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:

the N 1/2 of the W 1/2 of the S 1/2 of Government Lot 1, Section 9, Township 35 South, Range 7, East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Together with an easement for ingress and egress across a 60 ft. right of way beginning at a point on the East line of Govt. Lot 2 which is 435 ft South of the NE Corner of Govt. Lot 2; thence W to the Eastern right of way line of Hwy #97; thence S 60 ft. along said right of way line; thence E to the E line of Govt. Lot 2; thence N along said E line 60 ft. to the point of beginning.

Also together with an easement for ingress and egress across the N 30 ft. of E 1/2 of Govt. Lot 2, Section 10, Township 35 S, Range 7 E of Willamette Meridian.
Also together with an easement for ingress and egress across the N 30 ft. of Boat Lot 2, Section 10, Township 35 S, Range 7 E of the Willamette Meridian, said Lot 2 running to the mean high water line of the Willamette River.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00. 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 construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on 10-28-2010; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

STATE OF OREGON, County of Klamath, ss.

This instrument was acknowledged before me on

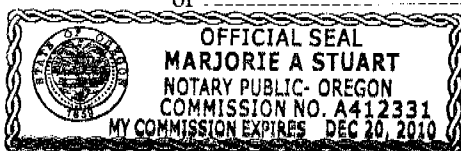
by Patricia M. Lidel

This instrument was acknowledged before me on

by _____

as _____

of _____



Notary Public for Oregon

My commission expires 12/20/10