

AFTER RECORDING, RETURN TO:
William M. Ganong
Attorney at Law
514 Walnut Avenue
Klamath Falls OR 97601

2011-002179

Klamath County, Oregon



00097330201100021790020021

SEND TAX STATEMENTS TO:

02/18/2011 08:33:04 AM

Fee: \$42.00

No Change

BARGAIN AND SALE DEED

James L. Lawson and Marge I. Lawson, Grantors, convey unto James L. Lawson and Margaret I. Lawson, as Trustees of the James and Margaret Lawson Trust, uad February 15, 2011, and their successor in Trust, their interest in the real property located in Klamath County, Oregon, which parcels are more particularly described as follows:

Parcel No. 1: Lots 19 and 20 in Block 2, First Addition to Altamont Acres, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM the following:

A parcel of land situate in Lot 20, Block 2, First Addition to Altamont Acres, more particularly described as follows:

Beginning at the Southeast corner of Lot 20, Block 2, First Addition to Altamont Acres; thence North along the East line of said Lot 20, 116 feet; thence West 23 feet; thence South 16 feet; thence West 32 feet; thence South 100 feet more or less to the South line of said Lot 20; thence East along said South line, 55 feet to the point of beginning, with bearings based on Minor Partition 7-86 filed in the Klamath County Engineer's Office.

Klamath County Assessor's Account No. R-3909-003CA-06600-000
and Property ID Number R527111

More commonly referred to as: 3221 Boardman Avenue and 3225 Boardman Avenue
Klamath Falls, Oregon 97603

Parcel No. 2: Lot 3 of Tract No. 1173, being a subdivision of Lot 1, Block 10, LYNNEWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Klamath County Assessor's Account No. R-3808-025DA-04800-000
and Property ID Number R424909

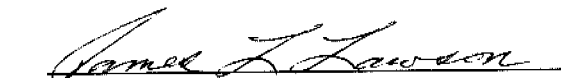
More commonly referred to as: 731 Arrowhead Road
Klamath Falls OR 97601

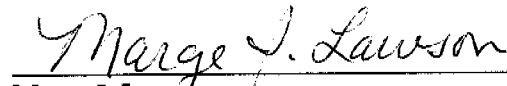
This deed is made for estate planning purposes and no consideration has been paid heretofore.

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.

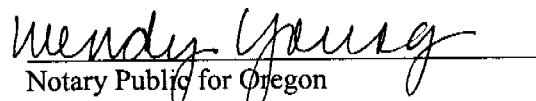
Dated this 15th day of February, 2011.


James L. Lawson


Marge I. Lawson

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on February 15, 2011 by James L. Lawson and Marge I. Lawson.


Notary Public for Oregon

My Commission Expires: 8.31.2011

