

BE

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



Fred Miles &amp; Marion Huxley

563 Ethan Court

Springfield, OR 97477

Grantor's Name and Address

Marion V. Huxley & Fred E. Miles, Trustees of  
the Marion Virginia Huxley & Fred Earl Miles  
Revocable Trust, 563 Ethan Ct. Springfield, OR

Grantee's Name and Address

97477

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

Fred Miles &amp; Marion Huxley

563 Ethan Court

Springfield, OR 97477

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

Fred Miles &amp; Marion Huxley

563 Ethan Court

Springfield, OR 97477

STATE OF OREGON,

} ss.

2011-002405

Klamath County, Oregon



00097584201100024050010016

SPACE RESE  
FOR  
RECORDER:

02/23/2011 09:22:14 AM

Fee: \$37.00

NAME

TITLE

By \_\_\_\_\_, Deputy.

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Fred E. Miles and Marion V. Huxley

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Marion V. Huxley and Fred E. Miles, Trustees of the Marion Virginia Huxley & Fred Earl Miles Revocable Trust 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:

Lot 32 in Block 5 of Tract 1119, Leisure Woods Unit 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Key No: 9537 Tax Account No: 2407-007D0 - 06500-000

Street address: 140902 Red Cove Drive, Crescent Lake, Oregon 97733

(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 \$ 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 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 February 10, 2011; 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.

Fred E. Miles

Marion V. Huxley

STATE OF OREGON, County of Lane

) ss.

This instrument was acknowledged before me on 2/10/2011

by Fred E. Miles

This instrument was acknowledged before me on 2/10/2011

by Marion V. Huxley

as trustees

of Marion Virginia Huxley &amp; Fred Earl Miles Revocable Trust

Kimberly J. Wofford

Notary Public for Oregon

My commission expires 12/21/14

