

ASP. 68195
Recording Requested By:

Jack Davis
515 E. Main Street
Ashland, OR 97520

When Recorded Mail To:

Jack Davis
515 E. Main Street
Ashland, OR 97520

Mail Tax Statements To:

Jack H. Adams, Jr.
3565 Dodson Road
Medford, OR 97504

2011-003826
Klamath County, Oregon



00099263201100038260020023

03/21/2011 03:07:24 PM

Fee: \$42.00

(This Space for Recorder's Use)

TRUSTEE'S DEED

Jack Davis, the duly appointed successor Trustee in that certain Trust Deed dated August 10, 2005, and recorded in the Official Records of Klamath County, Oregon as Document No. M-05-61815 on August 12, 2005, hereby conveys unto Sam B. Davis and Jack H. Adams, Jr., tenants in common, all that real property situated within Klamath County, Oregon and described as:

Lot 16, Block 6, KLAMATH FOREST ESTATES, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon. This includes a 2005 Karsten mobile home VIN TKCSTOR-1605-26963 situated on the subject property.

This conveyance is made pursuant to the terms of the above Trust Deed and results from the default of Grantors in satisfying the payment obligations set forth in the accompanying Promissory Note. A Notice of Default was recorded in the Official Records of Klamath County, Oregon on October 20, 2010, as Document No. 2010-012415. Notice of Sale was duly published in the Herald & News and copies were delivered to all interested parties as provided by law. At the date, time, and place established in the Notices of Default and Sale, the undersigned conducted an auction sale of the subject real property pursuant to the terms of the subject Trust Deed. The high bid was received from the Grantee herein in the sum of \$89,709.72 and receipt of said sum is hereby acknowledged.

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 17th day of March, 2011.

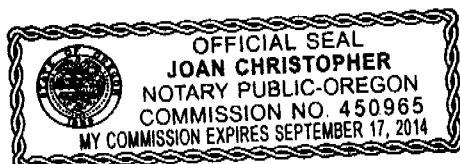


JACK DAVIS, Trustee

42Pmt

STATE OF OREGON)
) §
County of Jackson)

On this 17th day of March, 2011, personally appeared the above-named Jack Davis and acknowledged the foregoing instrument to be a voluntary act. Before me:



Joan Christopher
Notary Public for Oregon
My Commission Expires: 9/17/2014