

2011-004773
Klamath County, Oregon



00100398201100047730010013

FORM No. 723 - BARGAIN AND SALE DEED (Individual or Corporate)

BE

NO PART OF ANY STEVENS-NESS FORM MAY

04/14/2011 11:17:19 AM

Fee: \$42.00

Recorded & Courthouse

JOHN G. LESLIE
SHERRY M. LESLIE
15447 FERN AVE
Grantor's Name and Address
STEPHEN M. LESLIE
DAVA A. LESLIE
15466 FERN AVE
Grantee's Name and Address

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

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

STEPHEN M. LESLIE
DAVA A. LESLIE
15466 FERN AVE
P.O. Box 382 KENDOR 97627

SPACE RI
FC
RECORD

2011-004124
Klamath County, Oregon

00099627201100041240010016

03/29/2011 02:36:14 PM

Fee: \$37.00

2011-004289
Klamath County, Oregon

00099810201100042890010014

04/01/2011 11:17:46 AM

Fee: \$37.00

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that JOHN G. LESLIE AND SHERRY M. LESLIE AS TENANTS BY THE ENTIRETY hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto STEPHEN M. LESLIE AND DAVA A. LESLIE AS TENANTS BY THE ENTIRETY 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:

29.5 FT X 50 FT OF VACATED PINE STREET SOUTH EAST OF THE FENCE LINE AT 15447 FERN AVE IN TOWN OF DOTEN
Seller reserves
The Buyer GRANTS A FOREVER EASEMENT FOR CONTINUED ACCESS TO THE 15447 FERN AVE NORTH WEST DRIVEWAY Beg At S.W. Corner of Lot 8 BIK 4 OF DOTEN.

Thence S. 57° 00' E 29 ft.
Thence S. 33° 00' W 50 ft.
Thence N. 57° 00' W 29 ft.
Thence N. 33° 00' E 50 ft.

To the Point of Beginning

if Seller Reserves an easement over the entire parcel for ingress egress to their remaining parcel to be maintained 50-50 by both parties.
re-recording correct legal Description

(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 \$ 10.00. 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 ^①, 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 3-29-11; 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.

John G. Leslie
Sherry M. Leslie
John M. Leslie

STATE OF OREGON, County of Klamath ss.

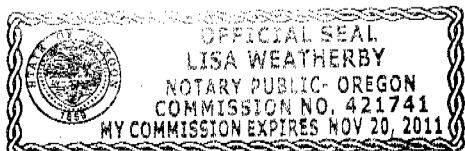
This instrument was acknowledged before me on March 29, 2011 by John G. Leslie and Sherry M. Leslie

This instrument was acknowledged before me on

by

as

of



Lisa Weatherby
Notary Public for Oregon
My commission expires 11/20/2011