

2011-005364

Klamath County, Oregon



00101107201100053640020027

04/29/2011 03:40:36 PM

Fee: \$42.00



After recording return to:
Hugh G. Rosenberg and Colly J.
Rosenberg
17078 Copper Drive
Bend, OR 97707

Until a change is requested all tax statements
shall be sent to the following address:

Hugh G. Rosenberg and Colly J.
Rosenberg
17078 Copper Drive
Bend, OR 97707

File No.: 7021-1703783 (ALF)
Date: April 08, 2011

THIS SPACE RI

STATUTORY BARGAIN AND SALE DEED

Sterling Savings Bank, Grantor, conveys to **Hugh G. Rosenberg and Colly J. Rosenberg, husband and wife**, Grantee, the following described real property:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

LOTS 33 AND 34 BLOCK 1, TRACT NO. 1077, LAKEWOODS SUBDIVISION UNIT NO. 3, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

The true consideration for this conveyance is **\$40,000.00**. (Here comply with requirements of ORS 93.030)

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, OF 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, OF CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

APN: R72030

Bargain and Sale Deed
- continued

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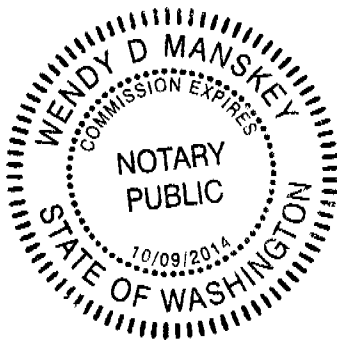
Dated this 26th day of April, 2011.

Sterling Savings Bank

Jason E. Delp, A/P
By: Jason Delp, Assistant VP, Asset
Recovery Manager

STATE OF ~~Oregon~~ Washington
County of ~~Klamath~~ Spokane)ss.

This instrument was acknowledged before me on this 26th day of April, 2011
by Jason Delp as Assistant VP, Asset Recovery Manager of Sterling Savings Bank, on behalf of the .



Wendy D Manskey
Notary Public for ~~Oregon~~ Washington
My commission expires: 10.9.2014