

NTC 90898

THIS SPACE RE:

2011-010234

Klamath County, Oregon



00107161201100102340030032

09/09/2011 03:18:45 PM

Fee: \$47.00

Grantor's Name and Address

Gerald Hamilton  
1229 Hilton Drive  
Klamath Falls, OR 97603

Grantee's Name and Address

Gerald Hamilton  
1229 Hilton Drive  
Klamath Falls, OR 97603

After recording return to:

Gerald Hamilton  
1229 Hilton Drive  
Klamath Falls, OR 97603

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

1229 Hilton Drive  
Klamath Falls, OR 97603

Title No. 0090898

BSD-EM

### BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Elizabeth Hamilton, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Gerald Hamilton, an unmarried man, 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 anyway appertaining, situated in the County of Washington, State of Oregon, described as follows, to wit: SEE EXHIBIT "A" ATTACHED HERETO AND MADE APART THEREOF

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. 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.

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 **\$0.00**.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

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.

This deed is deemed full satisfaction as to Decree of Dissolution and Property Settlement Agreement entered March 15, 2010 as suit# 1001002CV in the Circuit Court of Klamath County, Oregon.

524m

In Witness Whereof, the grantor has executed this 11 day of July, 2011; if a corporate grantor, 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.

Elizabeth Hamilton  
Elizabeth Hamilton

State of Oregon  
County of Lane

This instrument was acknowledged before me on July 11, 2011 by  
Arika McGallian



[Signature]  
(Notary Public for \_\_\_\_\_)

My commission expires June 3<sup>rd</sup> 2015

**EXHIBIT "A"**

**LOT 6, BLOCK 13 OF TRACT NO. 1003 KNOWN AS THIRD ADDITION TO  
MOYINA, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN  
THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

**PARCEL# 3809-036DB-01000-000**