

2011-013873

Klamath County, Oregon



00111464201100138730020023

12/16/2011 12:03:04 PM

Fee: \$42.00

AFTER RECORDING, RETURN TO:

William M. Ganong
Attorney at Law
514 Walnut Avenue
Klamath Falls OR 97601

SEND TAX STATEMENTS TO:

No Change

STATUTORY BARGAIN AND SALE DEED

Jacqueline J. Smith and Karon S. Bowker, Grantors, convey to Peggy M. Stivers, Grantee, an undivided one-half interest as a tenant in common in the real property more particularly described as follows:

The SE $\frac{1}{4}$ SW $\frac{1}{4}$ lying southerly of the centerline of Fourmile Creek and the SW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 3, and the W $\frac{1}{2}$ of the NE $\frac{1}{4}$, less the Southerly 330 feet of the SW $\frac{1}{4}$ NE $\frac{1}{4}$, of Section 10, Township 36 South, Range 6 E., W.M., Klamath County, Oregon.

Klamath County Assessor's No. R-3606-01000-00200-000;
R-3606-00300-00400-000; and
R-3606-00300-00500-000

There is no consideration for this Deed stated in dollars as it is a gift.

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

STATUTORY BARGAIN AND SALE DEED 1

Returned @ Counter

42 Jackie Smith

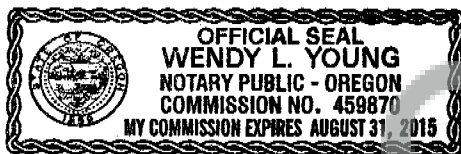
ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this 16 day of December 2011.

Jacqueline J. Smith
Jacqueline J. Smith

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on December 16, 2011 by Jacqueline J. Smith.

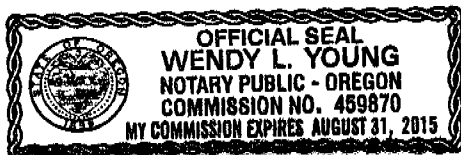


Wendy Young
Notary Public for Oregon
My Commission Expires: 8.31.2015

Karon S. Bowker
Karon S. Bowker

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on December 16, 2011 by Karon S. Bowker.



Wendy Young
Notary Public for Oregon
My Commission Expires: 8.31.2015