

2012-004359

Klamath County, Oregon



00117242201200043590010012

04/26/2012 03:48:11 PM

Fee: \$37.00

## Grantor's Name and Address

Benjamin M. Downs  
55 Pine Court  
Sedona, AZ 86351

## Grantee's Name and Address

Barbara C. Haines  
63940 Wallace Rd.  
Coos Bay, OR 97420

## After Recording Return to:

Bradford J. Aspell, Esq.  
Aspell, Della-Rose & Richard  
122 S. 5<sup>th</sup> Street  
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to:  
Pacific Crest Federal Credit Union  
P.O. Box 1179  
Klamath Falls, OR 97601

## BARGAIN AND SALE DEED

Benjamin Downs, Grantor, conveys to Barbara C. Haines, Grantee, all of the real property located at 15421 Stagecoach Rd., Klamath Falls, Klamath County, Oregon 97601, and more fully described as:

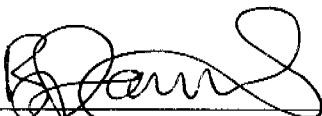
Lot 4, Block 4, Klamath River Acres, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 097 MAP 3908-031BO TL 06300 KEY #499712

The consideration for this conveyance is in consideration of the dissolution of marriage proceeding, Coos County Case Number 11DM0118.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED INT HIS 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED BY ORS 30.930.

DATED 4/11/12, 2012.

  
Benjamin Downs

STATE OF ARIZONA )

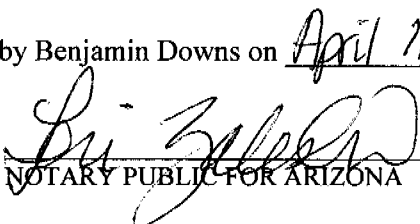
: ss.

County of Coconino )

The foregoing instrument was acknowledged before me by Benjamin Downs on April 11, 2012.



LORI ZALESKI  
NOTARY PUBLIC - ARIZONA  
COCONINO COUNTY  
My Commission Expires  
October 30, 2013

  
NOTARY PUBLIC FOR ARIZONA