

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRC

2012-014076

Klamath County, Oregon



00128810201200140760020026

12/18/2012 11:13:20 AM

Fee: \$42.00

Barry Dean Brennan

Po Box 241

Keno, OR 97627

Grantor's Name and Address

Ruth Adrienne Brennan

Po Box 241

Keno, OR 97627

Grantee's Name and Address

After recording, return to (Name and Address):

Barry Dean + Ruth Adrienne Brennan

Po Box 241 Keno, OR 97627

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

Barry Dean + Ruth Adrienne Brennan

Po Box 241 Keno, OR 97627

SPACE RESERVED  
FOR  
RECORDER'S USE

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Barry Dean Brennan

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Ruth Adrienne Brennan and Barry Dean Brennan, husband and wife

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 (legal description of property):

Parcel of land situated in the NE 1/4 SE 1/4 of section 36, township 39 South, range 7, E.W.M., more particularly described as follows; beginning at a point on the west line of said ~~NE 1/4~~ <sup>SE 1/4</sup> ~~SE 1/4~~ <sup>NE 1/4</sup> which bears S. 0° 17' 20" E. a distance of 850.01 feet from the north west corner of said NE 1/4 SE 1/4, said point also being the South westerly corner of parcel described in deed volume 1 m-77, page 22478, microfilm records of Klamath County, Oregon; thence continuing S. 0° 17' 20" E. a distance of 245.0 feet to a point; thence S. 89° 35' 55" E. a distance of 360.25 feet to the west line of parcel described in deed vol. m-82 page 11220, microfilm records of Klamath County, Oregon;

(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 \$ 0. 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 @, if not applicable, should be deleted. See ORS 93.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on 12-18-12; any signature on behalf of a business or other entity is made with the authority of that entity.

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on December 18, 2012

by Barry Dean Brennan

This instrument was acknowledged before me on

by

as



Rochelle Marie Long

Notary Public for Oregon

My commission expires October 30, 2015

thence North along said West line to its intersection with the Southerly line of said parcel described in Vol. M-77 on page 22478; thence along said Southerly line, N. 68° 18' 48" W. a distance of 390.82 feet, more or less, to the point of beginning.



Unofficial  
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