

2013-000262

Klamath County, Oregon

AFTER RECORDING, RETURN TO:

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



00129619201300002620020028

01/08/2013 09:06:52 AM

Fee: \$42.00

SEND TAX STATEMENTS TO:

Sherry L. Sloan  
Edward D. Hermann  
25731 Rocky Point Road  
Klamath Falls OR 97601

PARTY TO DOCUMENT

Peggy M. Stivers  
12025 Hwy 66  
Klamath Falls OR 97601

---

### STATUTORY BARGAIN AND SALE DEED

Peggy M. Stivers, Grantor, conveys to Sherry L. Sloan and Edward D. Hermann, with rights of survivorship and not as tenants in common, Grantees, all of Grantor's interest in the real property in Klamath County, Oregon 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

The consideration for this Deed stated in dollars is \$60,000.

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

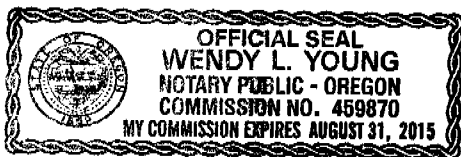
LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this 13 day of January 2012.

Peggy M. Stivers  
Peggy M. Stivers

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on January 13, 2012 by Peggy M. Stivers.



Wendy Young  
Notary Public for Oregon  
My Commission Expires: 8.31.2015