

Hamilton W. Budge, Jr.  
Gardner, Potter, Budge,  
Spickard & Cascagnette, LLC  
725 Country Club Rd.  
Eugene, OR 97401

2013-003874

Klamath County, Oregon



00134144201300038740020021

04/12/2013 08:45:31 AM

Fee: \$42.00

**BARGAIN AND SALE DEED**

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**Recording Information Required by ORS 205.234**

1. Name of Transaction: Bargain and Sale Deed
2. Name of Parties:  
Grantor: Lloyd M. Fisher and Donna M. Fisher, husband and wife  
Grantee: Jason B. Barker
3. Person to Whom Documents to be Returned: Hamilton W. Budge, Jr.  
725 Country Club Rd.  
Eugene, OR 97401
4. True and Actual Consideration: Other than Money
5. Please Send Tax Statements to: Jason B. Barker  
28062 Royal Ave.  
Eugene, OR 97402  
Tax Account No. R164093
6. Information Required by ORS 205.125: N/A

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KNOW ALL PERSONS BY THESE PRESENTS, that Lloyd M. Fisher and Donna M. Fisher, husband and wife, hereinafter called the Grantor, for the consideration hereinafter stated, to Grantor paid by Jason B. Barker, hereinafter called the Grantee, does hereby grant, bargain, sell and convey unto the said Grantee and Grantee's heirs, successors and assigns, Grantors' interest in that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

**ALL OF GRANTORS UNDIVIDED 50% INTEREST IN AND TO THE FOLLOWING:**

Lot 23 in Block 14 of Tract 1042, TWO RIVERS NORTH, according to the Official Plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

To have and to hold the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And said Grantor hereby covenants to and with said Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee simple of the above granted

premises, subject to all encumbrances, easements, reservations and restrictions of record.

The true and actual consideration paid for this transfer, stated in terms of dollars, is other than money.

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.

IN WITNESS WHEREOF, the grantor has executed this instrument this 8 day of April, 2013.

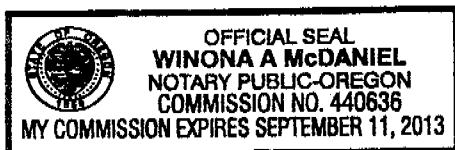
Lloyd M. Fisher  
LLOYD M. FISHER

Donna M. Fisher  
DONNA M. FISHER

STATE OF OREGON           )  
                                      : ss.  
County of Lane            )

April 8, 2013

Personally appeared the above-named Lloyd M. Fisher, who acknowledged the foregoing instrument to be his voluntary act and deed. Before me.

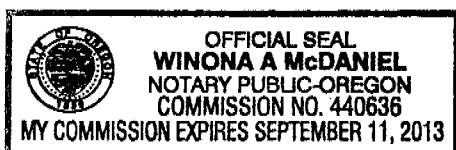


Win McDaniel  
Notary Public for Oregon

STATE OF OREGON           )  
                                      : ss.  
County of Lane            )

April 8, 2013

Personally appeared the above-named Donna M. Fisher, who acknowledged the foregoing instrument to be her voluntary act and deed. Before me.



Win McDaniel  
Notary Public for Oregon