



00151725201400038190020026

04/22/2014 03:56:23 PM

Fee: \$47.00

RETURN TO:
Brandsness, Brandsness & Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

MAIL TAX STATEMENTS:
David E. and Oma L. Rowley, Trustees
P. O. Box 453
Merrill, OR 97633

-BARGAIN AND SALE DEED-

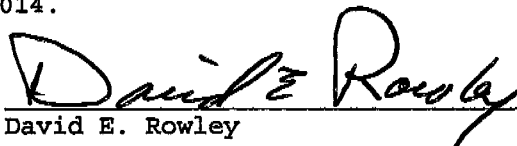
David E. Rowley and Oma Rowley, as tenants by the entirety, Grantors, whose address is P. O. Box 453, Merrill, OR 97633, convey to David E. Rowley and Oma L. Rowley, Trustees of the Dave & Oma Rowley Deary Ranch CFK Revocable Trust, Grantee, whose address is P. O. Box 453, Merrill, OR 97633, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

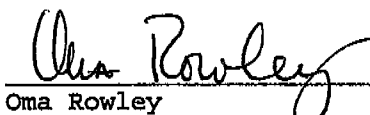
See Exhibit A attached hereto and made a part hereof by this reference.

The true and actual consideration for this transfer is estate planning.

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.


DATED this 15th day of April, 2014.


David E. Rowley


Oma Rowley

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared before me this 15th day of April, 2014, the above-named David E. Rowley and Oma Rowley and acknowledged the foregoing instrument to be their voluntary act.


Notary Public for Oregon
My Commission expires: 2-6-17

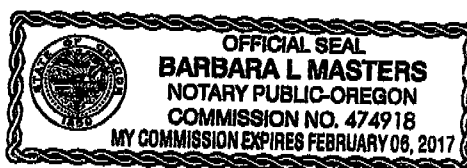


EXHIBIT "A"
LEGAL DESCRIPTION

The NE1/4 NW1/4 of Section 5, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

SAVING AND EXCEPTING therefrom the following described property:

Beginning at a point on the Southerly right of way line of Anderson Road from which point a railroad spike marking the Northwest corner of Section 5, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, bears North 30.0 feet and South 89° 53' 10" West 2256.16 feet distant; thence North 89° 53' 10" East 390.34 feet, more or less, along said Southerly right of way line to a point on the North-South center line of said Section 5; thence South 112.16 feet along said North-South center line to a point; thence South 76° 42' 30" West 136.70 feet to a point; thence North 81° 0' 30" West 125.00 feet to a point; thence North 60° 23' 00" West 108.27 feet to a point; thence North 29° 39' 20" West 80.28 feet; more or less, to the point of beginning.

ALSO SAVING AND EXCEPTING that portion thereof lying within the right of way of Anderson Road.