PERSON REPRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

Klamath County, Oregon 11/26/2014 09:17:45 AM

2014-012321

Fee: \$77.00

After Recording Return To:

First American Title 404 Main St Ste 1 Klamath Falls OR 97601

1. Name(s) of the Transaction(s):

Bargain and Sale Deed

2. Direct Party (Grantor):

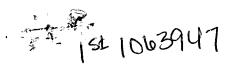
Michael A. Hardie, Successor Trustee of the Leslie P. Hardie Revocable Living Trust u/t/a dated September 9, 2003

3. Indirect Party (Grantee):

Michael A. Hardie and Teresa A. Hardie Meyer, each as to an undivided onehalf (1/2) interest, as tenants in common

- 4. Consideration Amount: Estate planning purposes
- 5. Deed Reference: Re-recording of 2011-08582, which is a re-recording of 2009-000666, records of Klamath County, Oregon

THIS DEED IS BEING RE-RECORDED TO CORRECT SCRIVENOR ERROR IN LEGAL DESCRIPTION RECORDED JANUARY 21, 2009 AS 2009-000666 AND RE-RECORDED JULY 25, 2011 AS 2011-08582, RECORDS OF KLAMATH COUNTY, OREGON. CORRECT LEGAL DESCRIPTION IS ATTACHED AS EXHIBIT "B" (PARCEL A - TL 1600).



RECORDING COVER SHEET (Please Print or Type)

The information on this sheet is a reflection of the attached instrument for the purpose of meeting first page requirements, ORS 205.234.

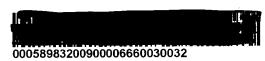
first page requirements, ORS 205.234.		
If this cover page is included with your document, please		
add \$5.00 to the total recording fees.		
AFTER RECORDING RETURN TO:		
Robert S. Lovlien	· *	
591 SW Mill View Way		
Bend, OR 97702		
1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a Bargain and Sale Deed):	
2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) a	nd 205.160	
Michael A. Hardie, Successor T		
Hardie Trust, u/t/a dated 09/0	9'/03	
	·	
Michael A. Hardie and Teresa A undivided one-half (1/2) inter		
1) TRUE AND ACTUAL CONSIDERATION	5) SEND TAX STATEMENTS TO:	
ORS 93.030(5) - Amount in dollars or other	Michael Hardie	
	Teresa A. Hardie Meyer	
estate planning Other	217 E. Ridgeview Dr.	
purposes	Culver, OR 97734	
S) SATISFACTION of ORDER or WARRANT	7) The amount of the monetary	
ORS 205.125(1)(e)	obligation imposed by the order	
CHECK ONE: FULL	or warrant. ORS 205.125(1)(c).	
If applicable) PARTIAL		
	<u> </u>	
If this instrument is being re-recorded, complete accordance with ORS 205.244:	the following statement, in	
"Re-recorded at the request ofGran	tee to correct	
the legal description		
previously recorded in Book 2009 and page 00066	6 ; or as Fee Number ."	

2011-08582

07/25/2011 02:42:53 PM

Klamath County, Oregon

Fee: \$57.00



01/21/2009 08:37:13 AM

Fee: \$31.00

BARGAIN AND SALE DEED

Recording requested by and when recorded return to:

Robert S. Lovlien Bryant, Lovlien & Jarvis, P.C. PO Box 880 Bend, OR 97709

Unless a change is requested, all tax statements shall be sent to:

Mike Hardie Teresa A. Hardie Meyer 217 E. Ridgeview Dr. Culver, OR 97734

The true consideration for this transfer is other than money.

MICHAEL A. HARDIE, Successor Trustee of the Leslie P. Hardie Revocable Living Trust, u/t/a dated September 9, 2003, Grantor, conveys to MICHAEL A. HARDIE and TERESA A. HARDIE MEYER, each as to an undivided one-half (1/2) interest, as tenants in common, Grantees, the following described real property:

See Exhibit "A", which is attached hereto and incorporated herein by reference.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352 AND UNDER SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS, 2007. 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 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 197.352.

1 – Bargain and Sale Deed 11945-003 300.doc

DATED this <u>S</u> day of	Meckal Con Acudes MICHAEL A. HARDIE, Successor Trustee
)) ss.) was acknowledged before me this — day of A. Hardie, Successor Trustee of the Leslie P. Hardie Notary Public for Oregon My Commission Expires: /0/31///

Exhibit "A"

PROPERTY DESCRIPTION

CORREQTED PARCEL "A"

A parcel of land located in the North 1/2 Southwest 1/4 of Section 1, Township 24 South, Range 6 East, of the Willamette Meridian, Klamath County, Oregon, being described as follows:

Commencing at the Southwest corner of Section 6, thence North 00 Degrees 00' 41" West along the West line of said Section 6, a distance of 1305 89 feet to the South One-Sixteenth corner between Sections 1 and 2; thence leaving said west line of Section 6, South 89 Degrees 18' 01" East 2623 \$8 feet to the Center - South One-Sixteenth corner of said Section 6, said point being the true Point of Beginning of this description; thence North 89 Degrees 18' 01" West 85.19 feet; thence North 01 Degrees 44' 00" West a distance of 413 feet, more or less, to the centerline of Crescent Creek; thence Easterly along said centerline 85 feet, more or less to a point on the North-South Centerline of said Section 6; thence South 00 Degrees 15' 17" East a distance of 416 feet, moe or less, to the point of beginning and there terminating.

PROPERTY DESCRIPTION

CORRECTED PARCEL "A" (TAX LOT 1600)

A parcel of land located in the North ½ Southwest ¼ of Section 1, Township 24 South, Range 6 East, of the Willamette Meridian, Klamath County, Oregon, being described as follows:

Commencing at the Southwest corner of Section 1, thence North 00 Degrees 00' 41" West along the West line of said Section 1, a distance of 1305.89 feet To the South One-Sixteenth corner between Sections 1 and 2; thence leaving Said west line of Section 1, South 89 Degrees 18' 01" East 2623.58 feet to the Center-South One-Sixteenth corner of said Section 1, said point being the

True Point of Beginning of this description: thence North 89 Degrees 18' 01"

West 85.19 feet; thence North 01 Degrees 44' 00" West a distance of 413 feet, more or less, to the centerline of Crescent Creek; thence Easterly along Said centerline 85 feet more or less to a point on the North-South Centerline Of said Section 1; thence South 00 Degrees 15' 17" East a distance of 416 Feet, more or less to the Point of Beginning and there terminating.

EXHIBIT B (PARCEL A - TL 1600)

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

A parcel of land situated in Section 1, Township 24 South, Range 6, E.W.M., Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pipe which is North 1345.51 feet and East 2531.96 feet from the Southwest corner of said Section 1; thence North 88° 16' East a distance of 133 feet to an iron pipe; thence North 01° 44' West to the centerline of Crescent Creek; thence westerly along the centerline of Crescent Creek to a point that is North 01° 44' West of the point of beginning; thence South 01° 44' East to the point of beginning.

The above described parcel of land is subject to an easement along the Southerly thirty (30) feet thereof to provide ingress and egress to other properties in the area and an easement is hereby granted along the Southerly thirty (30) feet of that portion of the North one-half Southwest One-Quarter of said Section 1 lying east of the County Road to provide ingress and egress to the above described parcel of land.