

2014-012740

Klamath County, Oregon

AFTER RECORDING, RETURN TO:

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



00162525201400127400020022

12/10/2014 09:20:10 AM

Fee: \$47.00

SEND TAX STATEMENTS TO:

Mark James Stuntebeck  
Dorothy Ann Stuntebeck  
3340 Country Lane  
Klamath Falls OR 97603

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### BARGAIN AND SALE DEED

Mark Stuntebeck, Grantor, conveys unto Mark James Stuntebeck and Dorothy Ann Stuntebeck, husband and wife, as tenants by the entirety, Grantees, all of his right, title, and interest in the real property in Klamath County, Oregon, to-wit:

A portion of that tract of real property recorded in Volume 332, page 515, Deed Records of Klamath County, Oregon, described therein as being in the NE $\frac{1}{4}$  NW $\frac{1}{4}$  of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, said portion of aforesaid tract being more particularly described as follows:

Beginning at the Northwest corner of said tract, which corner bears South 988.53 feet and West 1281.83 feet from the quarter section corner common to Sections 4 and 9, Township 39 South, Range 10 East of the Willamette Meridian; thence North 89° 55' East along the North Boundary of said tract a distance of 433.10 feet to the true point of beginning; thence continuing North 89° 55' East along the same boundary 192.00 feet to the Northeast corner of said tract; thence South 0° 06' West along the East boundary of same a distance of 336.65 feet to the Southeast corner thereof; thence North 89° 30' West along the South boundary of same tract a distance of 191.95 feet, more or less, to a point which bears South 0° 06' West from the true point of beginning; thence North 0° 06' East 334.72 feet to the true point of beginning.

Klamath County Assessor's Account No. R-3910-009BA-01500  
and Property ID No. R593682

More commonly referred to as: 3340 Country Lane, Klamath Falls, Oregon


This deed is made for estate planning purposes and no consideration stated in dollars has been paid heretofore.

BARGAIN AND SALE DEED - 1

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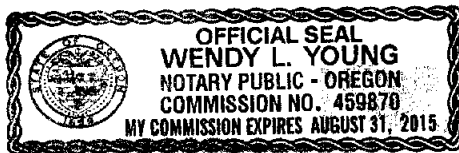
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 1<sup>st</sup> day of December 2014.

  
MARK STUNTEBECK

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on December 1, 2014 by Mark Stuntebeck.



  
Notary Public for Oregon  
My Commission Expires: 8.31.2015