

AMERITITLE

THIS SPACE RESERVED FOR RECORDER'S USE

1396-11576



2015-007706

Klamath County, Oregon

07/15/2015 01:21:40 PM

Fee: \$52.00

Glenn Eric Peterson

4849 Gettle Street

Klamath Falls, OR 97603

Grantor's Name and Address

Glenn Eric Peterson and Stacy Lynn Peterson

4849 Gettle Street

Klamath Falls, OR 97603

Grantee's Name and Address

After recording return to:

Glenn Eric Peterson and Stacy Lynn Peterson

4849 Gettle Street

Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:

Glenn Eric Peterson and Stacy Lynn Peterson

4849 Gettle Street

Klamath Falls, OR 97603

AMERITITLE, has recorded this
instrument by request as an accommodation only,
and has not examined it for regularity and sufficiency
or as to its effect upon the title to any real property
that may be described therein.

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

Glenn Eric Peterson

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Glenn Eric Peterson and Stacy Lynn Peterson, as tenants by the entirety

hereinafter called Grantee, and unto Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anyway appertaining, situated in the County of **Klamath**, State of Oregon, described as follows, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The true and actual consideration paid for this transfer, stated in terms of dollars, is love and affection.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

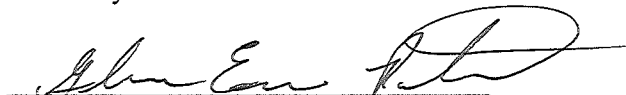
To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

58.

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.

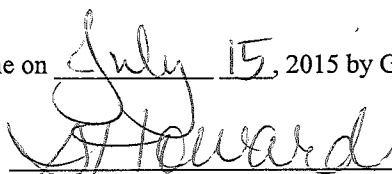
In Witness Whereof, the grantor has executed this instrument this 15 day of July, 2015; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.


Glenn Eric Peterson

State of Oregon
County of Klamath

This instrument was acknowledged before me on July 15, 2015 by Glenn Eric Peterson.

~~READ AND APPROVED AS TO
FORM AND CONTENT~~


(Notary Public for Oregon)

My commission expires 11-18-15



EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situate in the N1/2 of the NW1/4 of Section 14, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of Lot 51 of ELMWOOD PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and running thence North $0^{\circ} 47' 1/2''$ West a distance of 399.7 feet to an iron pin which lies in the Easterly right-of-way line of Gettle Avenue, and which pin is the true point of beginning of this description; thence continuing North along the Easterly right-of-way line of Gettle Avenue a distance of 568.6 feet to an iron pin; thence South $89^{\circ} 33'$ East a distance of 30 feet, more or less, to the East line of the NE1/4 NW1/4 of said Section; thence South $55^{\circ} 47' 1/2''$ East 85.51 feet; thence South $0^{\circ} 47' 1/2''$ East a distance of 501.5 feet; thence South $79^{\circ} 12' 1/2''$ West 101.5 feet to the true point of beginning.

Also known as Parcel 1 of Minor Land Partition 19-91.