

**RECORDING COVER SHEET**

ORS 205.234

This cover sheet has been prepared by:

**2016-003268****Klamath County, Oregon****03/29/2016 02:44:44 PM****Fee: \$62.00**

Any error in this cover sheet DOES NOT affect the transaction(s) contained in the instrument itself.

Reference: \_\_\_\_\_

Please print or type information.

**1. AFTER RECORDING RETURN TO –**

Required by ORS 205.180(4) &amp; 205.238:

Name: **William M. Ganong Attorney at Law**Address: **514 Walnut Avenue**City, ST Zip: **Klamath Falls OR 97601**

This document is being re-recorded at the request of AmeriTitle to add, correct legal due to scrivener's error as previously recorded in Vol M98 Page 27013

**2. TITLE(S) OF THE TRANSACTION(S) – Required by ORS 205.234(1)(a)**

Note: "Transaction" means any action required or permitted by law to be recorded, including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property. Enter descriptive title for the instrument:

**Document Title(s): Bargain and Sale Deed****3. DIRECT PARTY / GRANTOR Names and Addresses – Required by ORS 205.234(1)(b)**

for Conveyances list Seller; for Mortgages/Liens list Borrower/Debtor

**Grantor Name: Barbara Jean Merrillees**

Grantor Name: \_\_\_\_\_

**4. INDIRECT PARTY / GRANTEE Names and Addresses – Required by ORS 205.234(1)(b)**

for Conveyances list Buyer; for Mortgages/Liens list Beneficiary/Lender/Creditor

**Grantee Name: James Merrillees and Barbara J. Merrillees, as Trustees of the Merillees Family Trust uda July 21, 1998**

Grantee Name: \_\_\_\_\_

**5. For an instrument conveying or contracting to convey fee title, the information required by ORS 93.260:****UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS:**Name: **NO CHANGE**

Address: \_\_\_\_\_

City, ST Zip: \_\_\_\_\_

**6. TRUE AND ACTUAL CONSIDERATION – Required by ORS 93.030 for an instrument conveying or contracting to convey fee title or any memorandum of such instrument:****\$ n/a****7. TAX ACCOUNT NUMBER OF THE PROPERTY if the instrument creates a lien or other interest that could be subject to tax foreclosure. – Required by ORS 312.125(4)(b)(B)**Tax Acct. No.: **N/A**

After recording, return to: William M. Ganong  
 Attorney at Law  
 514 Walnut Avenue  
 Klamath Falls OR 97601

Send Tax Statements to: Mr. and Mrs. James R. Merrilees  
 6403 Palomino Court  
 Klamath Falls OR 97603

### BARGAIN AND SALE DEED

Barbara Jean Merrilees conveys to James Merrilees and Barbara J. Merrilees, as Trustees of the Merrilees Family Trust uda July 21, 1998, and their successors in Trust, the property in Klamath County, Oregon more particularly described on Exhibit A attached hereto and incorporated herein by this reference.

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

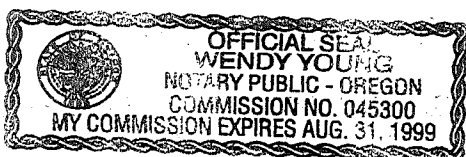
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 21st day of July, 1998.

Barbara Jean Merrilees  
 Barbara Jean Merrilees

STATE OF OREGON, County of Klamath) ss.

On the 21st day of July, 1998, personally appeared the above named Barbara Jean Merrilees and acknowledged the above instrument to be her voluntary act and deed.



Wendy Young  
 Notary Public for Oregon  
 My commission expires: 8-31-99

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Situated in Klamath County, Oregon and more particularly described as:

- Parcel I: An undivided one-half interest in the SE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 26; the SW $\frac{1}{4}$ SW $\frac{1}{4}$  and the SE $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 25; the NE $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 35; and the NW $\frac{1}{4}$  of Section 36, Township 37 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.
- Parcel II: The S $\frac{1}{2}$ N $\frac{1}{2}$  and the N $\frac{1}{2}$ S $\frac{1}{2}$  of Section 2; the SW $\frac{1}{4}$ NW $\frac{1}{4}$  and the NW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 3; the N $\frac{1}{2}$  NE $\frac{1}{4}$  and Government Lot 1 of Section 13; that portion of the W $\frac{1}{2}$ SE $\frac{1}{4}$  of Section 12, beginning at a point 861.3 feet West of the Southeast corner of Section 12, thence North parallel to the East boundary of Section 12 to the North Poe Valley County Road, thence West 458.7 feet to the West boundary of the E $\frac{1}{2}$ SE $\frac{1}{4}$ , then South on said boundary to the South boundary of Section 12, thence East to the point of beginning; and that portion of Section 12 beginning at a point 201 feet West of the Southeast corner of Section 12, thence North along the West boundary of the U.S.B.R. E-1 lateral and continuing North to the North Poe Valley County Road, thence West 660.3 feet, thence South on a line parallel to the Eastern boundary line of Section 12 to the South boundary of Section 12, thence East to the point of beginning; all in Township 39 South, Range 10, East of the Willamette Meridian, Klamath County, Oregon.
- Parcel III: The NE $\frac{1}{4}$ SE $\frac{1}{4}$ , that portion of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  lying North and East of the North Poe Valley County Road, containing 8.5 acres, more or less, and that portion of the SW $\frac{1}{4}$ NE $\frac{1}{4}$  lying North and East of the North Poe Valley County Road, containing 32 acres, more or less, all in Section 18, Township 39 South, Range 11 $\frac{1}{2}$  East of the Willamette Meridian, Klamath County, Oregon.

Klamath County Tax Assessor's Nos: 3910-00000-00900-000  
 3910-01200-01200-000  
 3910-01200-01300-000  
 3910-01300-00100-000  
 3911-V1800-00200-000  
 3911-V1800-00400-000  
 3709-00000-08400-000  
 3709-00000-08300-000  
 3709-00000-09600-000  
 3709-00000-09900-000

STATE OF OREGON: COUNTY OF KLAMATH: ss.

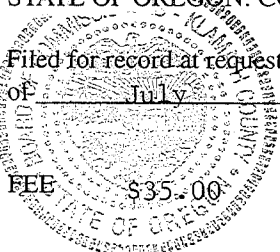
Filed for record at request of William M. Ganong the 23rd day  
 of July A.D., 19 98 at 1:14 o'clock P. M., and duly recorded in Vol. M98  
 of Deeds on Page 27013.

Bernetha G. Letsch, County Clerk

By Kathleen Ross

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## EXHIBIT "A"

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The W1/2 SE1/4 of Section 12; and beginning at a point 861.3 feet West of the Southeast corner of Section 12, thence North parallel to the East boundary of Section 12 to the North Poe Valley County Road, thence West 458.7 feet to the West boundary of the E1/2 SE1/4, then South on said boundary to the South boundary of Section 12, thence East to the point of beginning.

R-3910-01200-01300-000

ALSO that portion of Section 12 beginning at a point 201 feet West of the Southeast corner of Section 12, thence North along the West boundary of the U.S.B.R. E-1 lateral and continuing North to the North Poe Valley County Road, thence West 660.3 feet, thence South on a line parallel to the Eastern boundary line of Section 12 to the South boundary of Section 12, thence East to the point of beginning; all in Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH that portion deed by recorded January 9, 2007 as 2007-000381, pursuant to Property Line Adjustment 31-06 described as follows:

A tract of land being a portion of Parcel 2 of "Land Partition 34-99", situated in the SE1/4 of Section 12, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County Oregon, being more particularly described as follows:

Beginning at the Southeast corner of said Section 12; thence West 201 feet to the West line of said Parcel 2; thence North, along the said West line 260 feet; thence East 201 feet to the East line of said Section 12; thence South 260 feet, more or less, to the point of beginning, containing 1.2 acres, more or less.

R-3910-01200-01200-000

The N1/2 NE1/4 and that portion of Government Lot 1 of Section 13, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Commencing at the Northeast corner of Lot One (1), Section 13, Township 39 South, Range 10 East of the Willamette Meridian, ; thence West along the North line of said Lot One (1) 500 feet; thence south to Lost River; thence Southeasterly along said river to the Southeast corner of said Lot One (1), thence North along the East line of said Lot One (1) to the point of beginning.

R-3910-01300-00100-000

LESS AND EXCEPTING from above those lands deeded to the United States by deed recorded July 3, 1912 in Volume 37 Page 414, deed recorded July 8, 1912 in Volume 37 Page 419, deed recorded April 23, 1913 in Volume 39 Page 168, deed recorded May 3, 1932 in Volume 97 Page 288, deed recorded January 16, 1933 in Volume 99 Page 355, all in Deed records of Klamath County, Oregon