



01/03/2020 02:14:47 PM

Fee: \$87.00

**BARGAIN AND SALE DEED**

Kenneth J. Sherby and  
Iris A. Crossman, kna Crossman-Sherby  
Grantor

Kenneth J. Sherby and  
Iris A. Crossman-Sherby  
P.O. Box 154  
Merrill, OR 97633  
Grantee

After recording return to and  
Send tax statements to:  
Grantee

KNOW ALL MEN BY THESE PRESENTS, that KENNETH J. SHERBY and IRIS A. CROSSMAN, nka IRIS A. CROSSMAN-SHERBY, hereinafter called Grantor for the consideration hereinafter stated, does hereby grant, bargain sell and convey to KENNETH J. SHERBY and IRIS A. CROSSMAN-SHERBY, as Tenants by the Entirety, hereinafter called grantee, and unto grantees' heirs, successors and assigns all of their interest in that certain real property with the tenements, hereditments and appurtenances thereunto belonging or in any way appertaining to the following described real property herein in Klamath County, Oregon, to-wit:

EXHIBIT "A", attached hereto and incorporated herein by this reference.

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

The true consideration for this conveyance is other than money.

Dated this 3rd day of January, 2020.

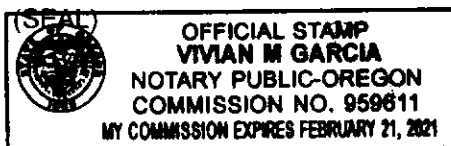
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2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

Kenneth J. Sherby  
Kenneth J. Sherby

Iris A. Crossman  
Iris A. Crossman

STATE OF OREGON                     )  
  ) ss.  
County of Klamath                     ).

On this 3rd day of January, 2020, before me, Personally appeared, Kenneth J. Sherby and Iris A. Crossman, to me known to be the person described in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.



Notary Public for OR  
My Commission Expires: 2/21/21

# Exhibit "A"

A parcel of land lying in the NW 1/4 NE 1/4 of Section 11, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, described as follows: Beginning at a point on the West right of way line of U.S.B.R. Drain #6 which point is 2092.1 feet West and 340 feet South from the Northeast corner of said Section 11; thence West 100 feet; thence North 310 feet to the South right of way line of County Road; thence West 40 feet on said right of way line to the Northeast corner of the tract of land described in Book 330 at page 395, Deed Records; thence South along the East line of said deeded tract to the mean high water line of Lost River; thence Southeasterly along said mean high water line to the West right of way line of said Drain #6; thence North along said Drain right of way line to the point of beginning. EXCEPTING THEREFROM any portion lying within the boundary of U.S.R.S. Drain No. 6.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.