

RECEIVED

JAN 29 2007

WATER RESOURCES DEPT
SALEM, OREGON




After recording return to:
Candace Lee Taylor

Until a change is requested all tax statements shall be sent to the following address:
No Change

File No.: 7121-161765 (SDT)
Date: January 14, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

RECORDED IN POLK COUNTY **2004-000811**
Valerie Unger, County Clerk



\$36.00

00099980200400008110030038 **01/20/2004 11:48:31 AM**

REC-BS Cnt=1 Stn=1 A. CAPTAIN
\$15.00 \$10.00 \$11.00

FIRST AMERICAN TITLE 161765

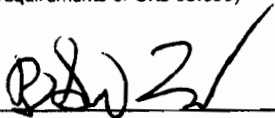
STATUTORY BARGAIN AND SALE DEED

BRENT SCOTT TAYLOR , Grantor, conveys to **CANDACE LEE TAYLOR**, Grantee, the following described real property:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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.

The true consideration for this conveyance is **\$10.00 AND OTHER CONSIDERATION**. (Here comply with requirements of ORS 93.030)



BRENT SCOTT TAYLOR

APN: 562404

Bargain and Sale Deed
- continued

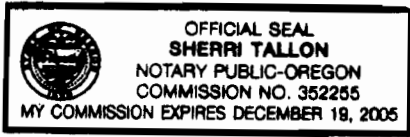
File No.: 7121-161765 (SDT)
Date: 01/14/2004

STATE OF Oregon)
)ss.
County of Polk)

This instrument was acknowledged before me on this 15 day of Jan., 2004
by **BRENT SCOTT TAYLOR**.

Sherrill Tallon

Notary Public for Oregon
My commission expires:



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WATER RESOURCES DEPT
SALEM, OREGON

APN: 562404

Bargain and Sale Deed
- continued

File No.: 7121-161765 (SDT)
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EXHIBIT A

LEGAL DESCRIPTION:

Beginning at a 5/8" iron rod at the Southwest corner of Lot 4, "LLABMIK ORCHARDS", a recorded Subdivision in the Northwest quarter of Section 28, Township 7 South, Range 5 West, Willamette Meridian, Polk County, Oregon; thence along the West line of said Lot, North 0°13'07" West 631.48 feet to a 5/8" iron rod; thence leaving said line South 89°40'46" East 693.80 feet to a point on the East line of Lot 1 of said Subdivision being also the East line of the J. M. Wilson Donation Land Claim No. 50, from which point a 5/8" iron rod lies North 89°40'46" West 42.96 feet; thence along said East line South 0°32'53" East 631.66 feet to an Aluminum capped monument at the Southeast corner of said Claim, being also the Southeast corner of said Lot 1; thence along the South line of said Claim and the South line of said Subdivision North 89°40'05" West 697.43 feet to the point of beginning.

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**WATER RESOURCES DEPT
SALEM, OREGON**

POLK COUNTY ASSESSOR
Real Property Assessment Report
 FOR ASSESSMENT YEAR 2007

1/17/2007 9:40:53 AM

Account # 562404
 Map # 07528-BQ-00408
 Code - Tax # 0204-562404
 Owner TAYLOR CANDACE LEE
 Agent
 In Care Of
 Mailing Address

Tax Status ASSESSABLE
 Acct Status ACTIVE
 Subtype NORMAL
 Deed Reference # BOOK 2004 PAGE 811
 Sales Date/Price 01-14-2004 / \$10.00
 Legal Description UNKNOWN
 Appraiser BAXTER, VALERIE

415 PERRYDALE RD
 DALLAS, OR 97338

FARM DEFERRAL # 5161592

		MA	SA	NH	Unit
Prop Class	401	06	24	000	5399-2
RMV Class	401				

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WATER RESOURCES DEPT
 SALEM, OREGON

Situs Address(s)	Situs City
ID# 1 415 PERRYDALE RD	DALLAS

Value Summary					
Code Area		AV	RMV	RMV Exception	CPR
0204	Impr.	191,480	290,370	Impr.	0
	Land	63,980	157,250	Land	0
Code Area Total		255,460	447,620	0	
Grand Total		255,460	447,620	0	

Land Breakdown										
Code Area	ID#	RFD	Plan Zone	Value Source	TD%	LS	Size	Land Class	IRR Class	IRR Size
0204		R	FF	Market	100	A	8.37	H4		
0204	1	R	FF	Rural Site	100	A	1.00			
Code Area Total							9.37			0
Grand Total							9.37			0.00

Improvement Breakdown							
Code Area	ID#	YR Built	Stat Class	Description	TD%	Total Sq. Ft.	MS ACCT #
0204	1	2000	151	One story	100	2646	
0204	2		300	Farm Bldg	100	288	
Code Area Total						2,934	
Grand Total						2,934	

Exemptions/Special Assessments/Potential Liability		
Code Area	Type	Description
0204	NOTATION(S):	FP/RFPD OVERLAP ZONE - NO CODE SPLIT

5-86784

0204

NOTATION(S):

ZONED FARM POTENTIAL ADDED 2004 TAX 1697.35

Personal Property Accounts: 0204-1571