

MTC 36782NF

JOSANNE JACKSEN AND JOHN L. BRADBURY TRUSTORS AND TRUSTEES OF THE
BRADBURY-JACKSEN FAMILY TRUST DATED MAY 10, 1961,

Grantor(s) hereby grant, bargain, sell and convey to
JOHNNY R. VANCE,

Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of KLAMATH and State of Oregon, to wit:

Lot 2 in Block 10 of FIRST ADDITION TO KLAMATH RIVER ACRES, according to
the official plat thereof on file in the office of Klamath County,
Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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 and actual consideration for this conveyance is \$ 13,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 5401 GATEWOOD DRIVE, KLAMATH FALLS, OR 97603

Dated this 12th day of JANUARY, 1996

TRUSTEES OF THE BRADBURY-JACKSEN FAMILY

BY John L. Bradbury TRUSTEE
JOHN L. BRADBURY

BY Josanne Jacksen TRUSTEE
JOSANNE JACKSEN

STATE OF OREGON, County of _____)) ss.

This instrument was acknowledged before me on _____, 19__

by _____

as See attached acknowledgment

of _____

Notary Public of Oregon

My commission expires _____

Return to:

JOHNNY R. VANCE
5401 GATEWOOD DRIVE
KLAMATH FALLS, OR 97603

96 JAN 30 P3:48

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CaliforniaCounty of San Luis ObispoOn January 11, 1996 before me, Patricia A. Risoldi, Notary Public

DATE

NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared John L. Bradbury and Josanne Jackson

NAME(S) OF SIGNER(S)

☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Patricia A. Risoldi
SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

- ☐ INDIVIDUAL
☐ CORPORATE OFFICER

TITLE(S)

- ☐ PARTNER(S) ☐ LIMITED
☐ GENERAL
☐ ATTORNEY-IN-FACT
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

SIGNER IS REPRESENTING:

NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENT

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 30th day
of Jan A.D., 19 96 at 3:48 o'clock P M., and duly recorded in Vol. 196
of Deeds on Page 2691

FEE \$35.00

By Bernetha G. Leetsch, County Clerk
Shirley M. Leetsch