

NN

JULIE BURNS  
 PO BOX 467  
 FORT DICK CA 95538  
 Grantor's Name and Address  
 JOHN SCHIFANO  
 12360 LARCHWOOD  
 LA PINE OR 97739  
 Grantee's Name and Address

After recording, return to (Name, Address, Zip):  
 SAME AS ABOVE

Until requested otherwise, send all tax statements to (Name, Address, Zip):  
 SAME AS ABOVE

Vol M03 Page 23325

STATE OF OREGON,  
County of

} ss.

SPACE RESERVED  
 FOR  
 RECORDER'S USE

State of Oregon, County of Klamath

Recorded 04/14/2003 11:34 a.m.

Vol M03 Pg 23325-26

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

eputy.

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that JULIE BURNS FORMERLY KNOWN AS JULIE SCHIFANO hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JOHN C. SCHIFANO, AN INDIVIDUAL 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 any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:

## PARCEL 1:

LOT 125 AND 126, BLOCK 1, TRACT NO 1060, SUN FOREST ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

## PARCEL 2:

LOT 124, BLOCK 1, TRACT NO 1060, SUN FOREST ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ VESTING. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. (The sentence between the symbols ☐ if not applicable, should be deleted. See ORS 93.030.)

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.

IN WITNESS WHEREOF, the grantor has executed this instrument on March 14, 2003; if grantor is a corporation, 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.

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.

Julie Burns

CALIFORNIA

STATE OF OREGON, County of

This instrument was acknowledged before me on MARCH 21, 2003

by JULIE BURNS

This instrument was acknowledged before me on

by  
as  
of

See attached certificate

Notary Public for Oregon X California  
 My commission expires

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

State of California

County of

Del Norte

} ss.

On March 14, 2003 before me, Terra L. Morrison, Notary Public

Date

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

Julie Burns

Name(s) of Signer(s)

☐ personally known to me  
☒ 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.

Place Notary Seal Above

Signature of Notary Public

**OPTIONAL**

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

**Description of Attached Document**

Title or Type of Document:

Bargain & Sale Deed

Document Date:

3-14-03

Number of Pages:

1

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer**

Signer's Name: \_\_\_\_\_

- ☐ Individual  
☐ Corporate Officer — Title(s): \_\_\_\_\_  
☐ Partner — ☐ Limited ☐ General  
☐ Attorney in Fact  
☐ Trustee  
☐ Guardian or Conservator  
☐ Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_

RIGHT THUMBPRINT  
 OF SIGNER  
 Top of thumb here