

03 SEP 23 PM 11:48

NJC - 62662 PS

Grantor: NANCY CAROL COMBES
33866 Ponderosa Way
Paynes Creek, CA 96075-0304

Vol M03 Page 72260

Grantee: SUE ELENE WINTER
1804 Laurel
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 09/29/03 11:48a m
Vol M03 Pg 72260-61
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

AFTER RECORDING RETURN TO:

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That NANCY CAROL COMBES, herein called grantor, for the consideration herein stated, does hereby grant, bargain, sell and convey unto SUE ELENE WINTER, herein 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to wit:

Lot 44, Block 19, TRACT 1113, OREGON SHORES UNIT 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
Key #244355 Map #3507-018DC-01200

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.

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ to clear title.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 17th day of September, 2003; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

Tax statements shall be mailed to: Sue Elene Winter
1804 Laurel
Klamath Falls, OR 97601

X 
NANCY CAROL COMBES

STATE OF _____ SS. _____
COUNTY OF _____
Personally appeared the above named _____
NANCY CAROL COMBES
and acknowledged the foregoing instrument to be her voluntary act.

Before me:

Notary Public for _____
My commission expires _____

(seal)

26.00

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

72261

State of California

County of Tehama

SS.

On September 17, 2003 before me, Barbara Ann Benfield Notary Public

Date

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

personally appeared Nancy Carol Combes

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.



Place Notary Seal Above

WITNESS my hand and official seal.

Barbara Ann Benfield
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 and Sale Deed

Document Date: 9-17-03 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: _____

