

2009-001606

Klamath County, Oregon



00060085200900016060020023

02/09/2009 03:14:00 PM

Fee: \$26.00



After recording return to:
Joseph Michael Hohman and Nora
Frances Hohman

~~PO Box 1514~~

Klamath Falls, OR 97601

905 Main St, Ste 303

Until a change is requested all tax statements
shall be sent to the following address:

Same As Above

File No.: ()

Date: February 9, 2009

STATUTORY BARGAIN AND SALE DEED

J. M. Hohman , Grantor, conveys to **Joseph Michael Hohman and Nora Frances Hohman, husband and wife**, Grantee, the following described real property:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

A portion of Lots 7 and 8 in Block 46 of Nichols Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the Southerly line of High Street, 41 feet Southwesterly of the Northeasterly corner of Block 46 of Nichols Addition to the City of Klamath Falls; thence Southeasterly at right angles to High Street, 90 feet; thence Southwesterly parallel to High Street, 41 feet; thence Northwesterly at right angles to High Street, a distance of 90 feet to High Street; thence Northeasterly along High Street, 41 feet to the place of beginning; being a part of lots 7 and 8 in Block 46 of Nichols Addition to the City of Klamath Falls, Klamath County, Oregon.

The true consideration for this conveyance is **\$to convey title only**. (Here comply with requirements of ORS 93.030)

FLU

APN:

Bargain and Sale Deed
- continued

File No.: **Adrien (ALF)**
Date: **01/14/2009**

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, OF CHAPTER 424, OREGON LAWS 2007. 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, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 9 day of February, 2009

J. M. Hohman

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 9 day of February, 2009
by **J. M. Hohman**.

Notary Public for Oregon
My commission expires:

