

2009-005716

Klamath County, Oregon



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04/27/2009 09:31:18 AM

Fee: \$21.00

**SEND TAX STATEMENTS TO:**

Lawrence J. Koester  
Diana R. Koester  
27550 SE Haley Rd.  
Boring, OR 97009

**AFTER RECORDING RETURN TO:**

Young Twedt McRostie LLP  
Attn: Mark S. Twedt \*Attorney at Law  
P.O. Box 594 \* Gresham, OR 97030  
Phone: (503) 661-7020 \* Fax: (503) 661-3223

**BARGAIN AND SALE DEED**

**Lawrence J. Koester and Diana R. Koester**, Grantors, convey to **Lawrence J. Koester and Diana R. Koester**, Grantees, each as to an undivided one-half (1/2) interest as tenants in common in the following described real property situated in Klamath County, Oregon, to-wit:

Lot 36 in Block 5 of TRACT 1119, LEISURE WOODS, UNIT 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Commonly known as: 141051 Lolah Street, Crescent Lake, Oregon 97733

The true consideration for this conveyance is \$0 dollars (estate planning). (ORS 93.030).

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, 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, CHAPTER 424, OREGON LAWS 2007.

Dated this 21 day of April 2009.

Lawrence J. Koester

Diana R. Koester

STATE OF OREGON                     )  
  ) ss.  
County of Multnomah                )

This instrument was acknowledged before me on April 21, 2009, by **Lawrence J. Koester and Diana R. Koester**.

NOTARY PUBLIC FOR OREGON

