

EOB

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



MAXINE WESCOM
 P.O. Box 770
 KENO, ORE 97627
Grantor's Name and Address
 RICHARD A. AND LUCILLE WESCOM
 6640 REDDING ST
 KLAMATH FALLS, ORE 97603
Grantee's Name and Address

After recording, return to (Name, Address, Zip):

SAME

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

SAME

2009-008032

Klamath County, Oregon



00067522200900080320030038

SPACE RES

FOR

06/10/2009 10:07:50 AM

Fee: \$31.00

RECORDER

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that MAXINE WESCOM

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

RICHARD A. AND LUCILLE WESCOM

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:

SEE ATTACHMENTS

(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 \$ with love. ① 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. ① (The sentence between the symbols ①, 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 _____; 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.

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.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on _____

by MAXINE WESCOM

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Notary Public for Oregon

My commission expires

March 13, 2010

150 2 21 00

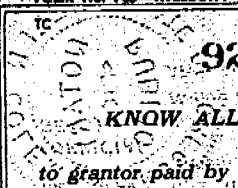
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FORM No. 700-WARRANTY DEED

STEVENS-HESS LAW PUBLISHING CO., PORTLAND, OR. 97204



92171

Vol. 780 Page 21536

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Maxine Wescom, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Maxine Wescom and Richard A. Wescom, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

A parcel of land situate in Lot 23 of ANKENY GARDEN TRACTS, a subdivision of Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of lot 23 ANKENY GARDEN TRACTS, Thence South along the East line of said Lot 23, 225 feet to the true point of beginning, thence continuing South along the East line of Lot 23 100 feet to a point; thence West, parallel with the North line of Lot 23 100 feet to a point; thence North parallel with the East line of lot 23; 100 feet to a point; Thence East parallel with the North line of lot 23 100 feet to the point of beginning.

SUBJECT TO: Contracts and/or liens for irrigation and/or drainage; Reservations and restrictions of record; Easements and rights-of-way of record and those apparent on the land.

STATE OF OREGON	
County of _____ ss.	
I certify that the within instrument was received for record on the _____ day of _____, 19____,	
at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____, Record of Deeds of said county.	
Witness my hand and seal of County affixed.	
Recording Officer _____	
By _____ Deputy.	
SPACE RESERVED FOR RECORDER'S USE	
GRANTOR'S NAME AND ADDRESS	
GRANTEE'S NAME AND ADDRESS	
After recording return to: Maxine Wescom 4621 Alt Court Klamath Falls, Oregon NAME, ADDRESS, ZIP	
Until a change is requested all tax statements shall be sent to the following address: Name _____ NAME, ADDRESS, ZIP	

NOV 6 PM 2 32

Ch 700

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Maxine Wescom

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Maxine Wescom and Richard A. Wescom, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

A parcel of land situate in Lot 23 of ANKENY GARDEN TRACTS, a subdivision of Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of Lot 23 ANKENY GARDEN TRACTS, Thence South along the East line of said Lot 23, 125 feet to the true point of beginning; Thence continuing South along the East line of Lot 23 100 feet to a point; Thence West, parallel with the North line of Lot 23 100 feet to a point; Thence North parallel with the East line of Lot 23, 100 feet to a point; Thence East parallel with the North line of Lot 23, 100 feet to the point of beginning.

SUBJECT TO: Contracts and/or liens for irrigation and/or drainage; Reservations and restrictions of record; Easements and rights-of-way of record and those apparent on the land.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as hereinabove set forth;

and that 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ ADD NAME ONLY. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols () if not applicable, should be deleted. See ORS 93.030.)

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 12 day of December, 1981; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.

Personally appeared the above named

and acknowledged the foregoing instrument to be his/her voluntary act and deed.

Before me, Notary Public for Oregon

My commission expires: 2-12-85

STATE OF OREGON, County of Klamath } ss.

Personally appeared

and who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Maxine Wescom
4621 1st Court
Klamath Falls, OR

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

NAME ADDRESS, ZIP

SPACE RESERVED FOR RECORDING USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 14 day of December, 1981, at 2:00 o'clock P. M., and recorded in book/reel volume No. M. 81 on page 1329 or as document / fee / file / instrument / microfilm No. 7384, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By Juan McEwen Deputy
Fee \$4.00