

2009-008397

Klamath County, Oregon



THIS SP



00067977200900083970020028

06/16/2009 02:58:26 PM

Fee: \$26.00

After recording return to:
Bill Trujillo, 1726 Pinegrover Road,
Klamath Falls, OR 97603
Michael and Joanne Bardona, 11266
Daneswood Drive, Arcadia, CA 91006

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

File No.: () 2009
Date: June 09, 2009

STATUTORY BARGAIN AND SALE DEED

Bill Trujillo, Grantor, conveys to **Bill Trujillo as to an undivided 51% interest and Michael Cardona and Joanne Cardona, husband and wife as to an undivided 49% interest**, Grantee, the following described real property:

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

LOT 5, BLOCK 10, FIFTH ADDITION TO SUNSET VILLAGE, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

The true consideration for this conveyance is **\$1.00**. (Here comply with requirements of 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, 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.

F26-

APN: R562224

Bargain and Sale Deed
- continued

File No.: 7021-1301697 (ALF)
Date: 06/09/2009

Dated this 16 day of June, 2009.

Bill Trujillo
Bill Trujillo

STATE OF Oregon)
County of Klamath) ss.

This instrument was acknowledged before me on this 16 day of June, 2009
by **Bill Trujillo**.



Sarah Kness
Notary Public for Oregon
My commission expires: 10/16/2010