

2010-000313

Klamath County, Oregon



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01/11/2010 09:38:02 AM

Fee: \$42.00

After Recording Return To:

Until a change is requested, send tax statements to:

David E. Petersen
Merrill O'Sullivan, LLP
805 SW Industrial Way, Suite 5
Bend, Oregon 97702

Clifford W. Houck
641 NW Hays Drive
Dallas, OR 97338

STATUTORY BARGAIN AND SALE DEED

JAN K. HOUCK, Grantor, conveys her interest to CLIFFORD W. HOUCK, Grantee, the following-described real property:

Lot 3 in Block 9 of WAGON TRAIL ACREAGES NO. 1, SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The consideration for this transfer is \$25,000.00 or promised.

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.

MERRILL O'SULLIVAN, LLP

ATTORNEYS AT LAW
805 SW INDUSTRIAL WAY, SUITE 5
BEND, OR 97702

Statutory Bargain
and Sale Deed

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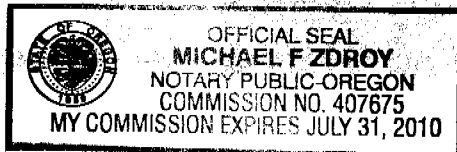
By execution of this instrument, Grantor certifies that she is not a "foreign person" as that term is defined in the Internal Revenue Code, Section 1445.

JAN K. HOUCK
JAN K. HOUCK

Dated: 12/28/2009

STATE OF OREGON)
) ss.
County of Polk)

The foregoing instrument was acknowledged before me this 28th day of December 2009, by JAN K. HOUCK.



Michael F. Zdroy
Notary Public for Oregon

MERRILL O'SULLIVAN, LLP

ATTORNEYS AT LAW
805 SW INDUSTRIAL WAY, SUITE 5
BEND, OR 97702