

ESC

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



TRACY RONEK
5444 Brentwood Dr, KF OR 97603

Grantor's Name and Address

Tracy Ricketts
5444 Brentwood Dr
Klamath Falls OR 97603

Grantee's Name and Address

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

South Valley Bank & Trust
Attn: Toni Rinehart
PO Box 5210 / 803 Main St
Klamath Falls OR 97601

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

no change

2011-008348
Klamath County, Oregon



00104765201100083480010017

SPACE RESE
FOR
RECORDER'S USE

07/18/2011 09:35:37 AM

Fee: \$37.00

NO. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Tracy Ronek

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

Tracy Ricketts

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:

Lot 2, Block 4, Pine Grove Ponderosa, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 \$ 0.00

~~and the same shall be subject to the payment of the taxes and assessments thereon as the same shall become due and payable by the grantee and his heirs, successors and assigns forever.~~
The sentence between the symbols ®, 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 July 13, 2011; 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 197.352. 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 APPROVED USES, 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 197.352.

Tracy Ronek
Tracy Ronek

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on 7/13/11
by Tracy Ronek

This instrument was acknowledged before me on _____
by _____
as _____
of _____



OFFICIAL SEAL
EMILY COE
NOTARY PUBLIC- OREGON
COMMISSION NO. 426594
MY COMMISSION EXPIRES APR 21, 2012

Emily Coe
Notary Public for Oregon
My commission expires April 21, 2012