



00105949201100092840010019

08/12/2011 08:53:28 AM

Fee: \$37.00

After recording, return to:

Cindy A. Gruhlke  
149648 Paul Drive  
La Pine, OR 97739

Until a change is requested, tax statements shall be sent to: Same as Above

### BARGAIN AND SALE DEED

Cindy A. Gruhlke, Grantor, hereby conveys to Cindy A. Gruhlke and Christopher M. Vieira, Grantees, the following real property situated in Klamath County, Oregon, to-wit:

Lot 1, Block 1, Doreen Meadows, 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 vesting.

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS, WHICH, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND WHICH LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 IN ALL ZONES. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHT, IF ANY, UNDER ORS 197.352. 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 VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

DATED this 2<sup>nd</sup> day of August, 2011.

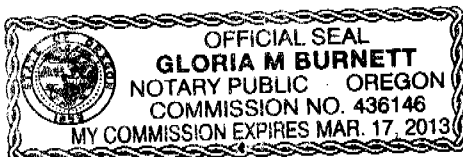
*Cindy A. Gruhlke*  
Cindy A. Gruhlke

STATE OF OREGON }

County of Deschutes }

ss:

Personally appeared Cindy A. Gruhlke and acknowledge the foregoing instrument to be her voluntary act and deed. Before me this 2<sup>nd</sup> day of August, 2011.



*Gloria M. Burnett*  
Notary Public of Oregon  
My Commission Expires: 03/17/2013