

1st courtesy

2012-004282

Klamath County, Oregon



THIS SPACE F



00117141201200042820020025

04/25/2012 09:35:47 AM

Fee: \$42.00

After recording return to:
Charles Bulfinch Casson and Margot
Franklin Casson

10608 Cormorant Ct
Klamath Falls, OR
97601

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

File No.: 7021-1835721 (ALF)

Date: April 23, 2012

STATUTORY BARGAIN AND SALE DEED

Charles Bulfinch Casson, Grantor, conveys to **Charles Bulfinch Casson and Margot Franklin Casson, husband and wife**, Grantee, the following described real property:

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

Lot 304, Running Y Resort, Phase 4, 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 **\$to convey title only**. (Here comply with requirements of ORS 93.030)

First American Title Ins. Co. 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.

F 42.00

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 24 day of April, 2012.



Charles Bulfinch Casson

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 24 day of April, 2012
by **Charles Bulfinch Casson**.



Notary Public for Oregon
My commission expires: 12-3-14

