

MT 1396-108825

2012-004518

Klamath County, Oregon



00117422201200045180020022

05/01/2012 11:28:06 AM

Fee: \$42.00

Western Title & Escrow

Order Number: **58334**

Grantor
Dean S. and Elizabeth McPike 1943 Waymire Street Salem, OR 97304
Grantee
Mark & Vickie McPike 13058 NW Saltzman Court Portland OR 97229
Until a change is requested, all tax statements shall be sent to the following address:
Mark & Vickie McPike 13058 NW Saltzman Court Portland OR 97229

Reserved for Recorder's Use

STATUTORY BARGAIN AND SALE DEED

Dean S. McPike and Elizabeth D. McPike, as tenants by the entirety, Grantor conveys to Mark McPike and Vickie McPike, as tenants in common, Grantees, the following described real property:

Parcel 2 of Land Partition 3-08, located in the SW1/4NW1/4 of Section 16, Township 23 South, Range 10 East of the Willamette Meridian, recorded December 15, 2008 in Volume 2008-016501, Microfilm Records of Klamath County, Oregon.

The true consideration for this conveyance is **vesting change**. (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, 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.

Executed this 25th day of April, 2012

Dean S. McPike
Elizabeth D. McPike

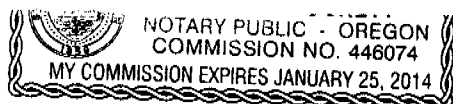
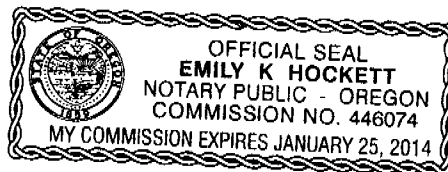
AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.



State of Oregon, County of Polk) ss.

This instrument was acknowledged before me on this 25 day of April, 2012 by Dean S. McPike and Elizabeth D. McPike

Emily K Hockett
Notary Public for Oregon
My commission expires: 01-25-2014



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Statutory Bargain & Sale Deed
ORDER # 58334