

Grantor's name and address:
Veronica C. Cachola
P.O. Box 2255, Puhi, Kauai, HI 96766



07/18/2012 10:13:42 AM

Fee: \$37.00

Send Tax Statements to:
Veronica C. Cachola
P.O. Box 2255, Puhi, Kauai, HI 96766

After recording return to (or to person recording):
Richard Fairclo
409 Pine Street, Suite 209
Klamath Falls, OR 97601

BARGAIN & SALE DEED RETAINING LIFE ESTATE

I, Veronica C. Cachola, Grantor, convey to Nestor Cachola, Grantee, retaining a life estate in Grantor measured upon the life of Grantor, the following described real property free of liens and encumbrances, except as specifically set forth herein:

All in Klamath County, Oregon: Lot 30 in Block 40 of Tract 1184- Oregon Shores-Unit 2 1st Addition as shown on the map filed on November 8, 1978 in Volume 21, Page 29 of Maps in the office of the County Recorder of said County.

SUBJECT TO reservations and restrictions of record, easements and rights of way of record and those apparent on the land, contracts and/or liens for irrigation and/or drainage. The true and actual consideration for this conveyance is \$1.00 and other valuable consideration.

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, OF 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, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 11 day of July, 2012.

Veronica C. Cachola
Veronica C. Cachola

STATE OF HAWAII]
] ss.
County of Kauai]

The foregoing instrument was acknowledged before me this 11 day of July, 2012 by Veronica C. Cachola.

Sandra K Moss
Notary Public for Hawaii
My Commission expires: July 4, 2015

Doc. Date: 7-11-12 # Pages: 1
Sandra K. Moss Fifth Circuit
Doc. Description: Bargain & Sale
Deed Retaining Life Estate

Sandra K Moss 7-11-12
Notary Signature Date

