

2012-008415

Klamath County, Oregon

1st 1906242-SK



After recording return to:
Krista L. Chase
5707 Hart Court
Klamath Falls, OR 97601

Until a change is requested all tax
statements shall be sent to the
following address:
Krista L. Chase
5707 Hart Court
Klamath Falls, OR 97601

File No.: 7021-1906242 (SFK)
Date: June 18, 2012



00122058201200084150020028

THIS SPACE RE

08/01/2012 02:42:04 PM

Fee: \$42.00

STATUTORY BARGAIN AND SALE DEED

Sterling Savings Bank, Grantor, conveys to **Krista L. Chase**, Grantee, the following described real property:

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

Lot 8 in Block 3 of Tract 1002 LaWanda Hills, 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 **\$239,000.00**. (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.

\$42-

APN: R497046

Bargain and Sale Deed
- continued

File No.: 7021-1906242 (SFK)
Date: 06/18/2012

Dated this 30th day of July, 20 12.

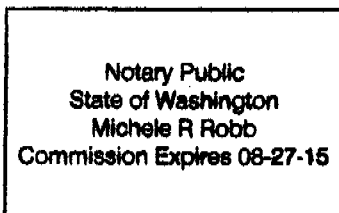
Sterling Savings Bank

Jason E. Delp, AVP
By: Jason Delp, Assistant Vice
President, Asset Recovery Manager

STATE OF Washington)
County of Spokane) ss.

This instrument was acknowledged before me on this 30th day of July, 20 12
by Jason Delp as Assistant Vice President, Asset Recovery Manager of Sterling Savings Bank, ~~on behalf of~~
~~the~~.

Michele R Robb



Notary
for Washington
My commission expires: 8.27.15

Public