

BLL

NO PART OF ANY STEVENS-NESS FORM MAY BE

2012-008450

Klamath County, Oregon



00122102201200084500010014

08/02/2012 12:34:10 PM

Fee: \$37.00

Grantor's Name and Address*

TIMOTHY R. KROEGER
506 ADDISON ST.
KLAMATH FALLS, OR. 97601

Grantee's Name and Address*

After recording, return to (Name and Address):

TIMOTHY R. KROEGER
506 ADDISON ST.
KLAMATH FALLS, OR. 97601

Until requested otherwise, send all tax statements to (Name and Address):

TIMOTHY R. KROEGER
506 ADDISON ST.
KLAMATH FALLS, OR. 97601

*ORS 205 requires the first page of a recorded document to show the names and addresses of all parties. Use Stevens-Ness Form No. 1256, Cover Sheet for Instrument to be Recorded, if you need additional space.

BARGAIN AND SALE DEED - STATUTORY FORM

TIMOTHY R. KROEGER, Grantor,
conveys to TIMOTHY R. KROEGER AND DIANNE E. KROEGER
AND KEVIN D. KROEGER, WITH RIGHTS OF SURVIVORSHIP, Grantee,
the following real property situated in KLAMATH County, Oregon:

LOT 4 BLOCK 68, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE
OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The true consideration for this conveyance is \$ 0 (Here, comply with the requirements of ORS 93.030.)

DATED AUGUST 2, 2012; any signature on behalf of a business or other entity is made with the authority of that entity.

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.

STATE OF OREGON, County of KLAMATH, ss.

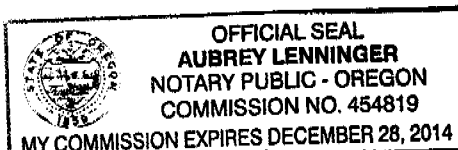
This instrument was acknowledged before me on August 2, 2012
by Aubrey Lenninger, Notary Public

This instrument was acknowledged before me on

by

as

of



Notary Public for Oregon

My commission expires

Dec. 28, 2014