

2012-011145

Klamath County, Oregon

AFTER RECORDING RETURN TO:

Nathan J. Ratliff  
620 Main Street  
Klamath Falls OR 97601



00125405201200111450020029

10/08/2012 02:33:15 PM

Fee: \$42.00

GRANTOR'S NAME AND ADDRESS:

Dorothy M. Silani  
1125 East Street  
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS:

Edward K. Silani  
4900 Glenwood Drive  
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO:

Edward K. Silani  
49000 Glenwood Drive  
Klamath Falls, OR 97601

Returned @ County

**BARGAIN AND SALE DEED**

**DOROTHY M. SILANI** hereinafter referred to as grantor, conveys to **EDWARD K. SILANI**, hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 28 in Block 6 of Tract #1035, GATEWOOD.

**SUBJECT TO:**

1. Set back provisions as delineated on the recorded plat, 25 feet from front lot line on all lots and 20 feet along side street lines.
2. Utility easements as delineated on the recorded plat.
3. Covenants, conditions, restrictions, reservations, rights, rights of way and easements now of record.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; i.e., in furtherance of that certain Stipulated General Judgment of Dissolution of Marriage entered in the Circuit Court of the County of Klamath, State of Oregon, on October 2, 2012, in Case No. 1203597CV.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

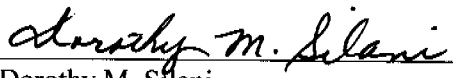
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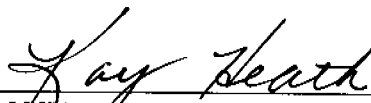
IN WITNESS WHEREOF, the grantor has executed this instrument this 5 day of October, 2012.

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

  
Dorothy M. Silani

STATE OF OREGON; County of Klamath ) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 5 day of October, 2012, by Dorothy M. Silani.

  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 10-27-14

