



2012-011600

Klamath County, Oregon

10/18/2012 11:10:34 AM

Fee: \$42.00

THIS SPACE RESERVED FOR RECORD

After recording return to:  
Sheree A Mauro  
PO Box 248  
Keno, OR 97627

Until a change is requested all tax  
statements shall be sent to the  
following address:  
Same As Above

File No.: Adrien (ALF)  
Date: September 18, 2012

### STATUTORY BARGAIN AND SALE DEED

**Michael A Mauro and Sheree A Mauro** , Grantor, conveys to **Sheree A Mauro**, Grantee, the following described real property:

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

**Parcel 2 of Land Partition 21-01. Situated in the SE 1/4 NE 1/4 SE 1/4 of Section 12 Township 40 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.**

The true consideration for this conveyance is **\$to convey title only**. (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.

APN: .

Bargain and Sale Deed  
- continued

File No.: **Adrien (ALF)**  
Date: **08/28/2012**

Dated this 12 day of October, 2012.

  
Michael A Mauro

  
Sheree A Mauro

STATE OF

County of

Oregon  
Umatilla

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This instrument was acknowledged before me on this 12 day of October, 2012  
by Michael A Mauro and Sheree A Mauro

  
Notary Public for 1-20-16  
My commission expires:

