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NO PART OF ANY STEVENS-NESS FORM MAY BE REPROD

2012-013731

Klamath County, Oregon



00128422201200137310010010

12/11/2012 09:16:20 AM

Fee: \$37.00

William R Diekmann  
Susan M Diekmann

Grantor's Name and Address\*

Melanie B Diekmann

Grantee's Name and Address\*

After recording, return to (Name and Address):

Sue Diekmann  
2402 Running Springs Lane  
Quincy, CA 95971

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

William & Susan Diekmann  
2402 Running Springs Lane  
Quincy, CA 95971

\*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.

SPACE RESERVED  
FOR  
RECORDER'S USE

## BARGAIN AND SALE DEED - STATUTORY FORM

William R Diekmann and Susan M Diekmann

as tenants by the entirety, Grantor,  
conveys to William R Diekmann, Susan M Diekmann and Melanie B Diekmann

, Grantee,  
the following real property situated in Klamath County, Oregon: Home located at

2813 Homedale Rd, Klamath Falls, Oregon.  
and land

Lot 11 of Cloverdale, according to the official plat thereof on file in the  
Office of the County Clerk of Klamath County, Oregon. Commonly known as:  
2813 Homedale Rd, Klamath Falls, OR 97603

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The true consideration for this conveyance is \$ 0.00 (Here, comply with the requirements of ORS 93.030.)

DATED Dec 11, 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 DETER-  
MINE 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 Hege Klamath ss.

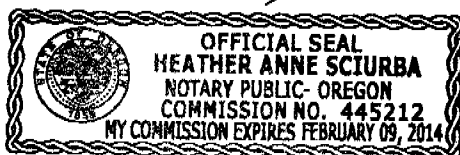
This instrument was acknowledged before me on

by

This instrument was acknowledged before me on December 11, 2012  
by Susan M Diekmann individually and  
as Power of Attorney  
of for William R Diekmann

Susan M Diekmann

William R Diekmann by

Susan M Diekmann his  
attorney in fact

Notary Public for Oregon

My commission expires

Feb. 9, 2014