2013-000348

Klamath County, Oregon 01/09/2013 12:24:54 PM

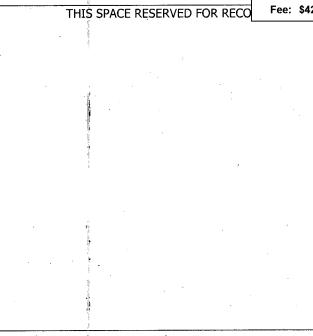
Fee: \$42.00



After recording return to: James V Bellm 6723 Waggoner Ct Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address: James V Bellm 6723 Waggoner Ct Klamath Falls, OR 97603

File No.: 7021-2020914 (DM) Date: January 09, 2013



STATUTORY BARGAIN AND SALE DEED

James V Bellm, Grantor, conveys to James V Bellm and Dianna M Bellm, as Husband and Wife, Grantee, the following described real property:

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

The East 1/2 of Lot 5 and all of Lot 6, Block 4, Tract 1185, COUNTRY GREEN, according to the offical plat thereof on file in the office of the County Clerk of 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.: 7021-2020914 (DM)

Date: 01/09/2013

Dated this O day of anuany, 2013.

James V Bellm

STATE OF

Oregon

)ss.

County of

Klamath

This instrument was acknowledged before me on this

_day of anuany

, 20[3

by .

Notary Public for Oregon

Notary Public for Oregon
My commission expires:

,2013

OFFICIAL SEAL

DAWN M. MARKEE

NOTARY PUBLIC-OREGON

COMMISSION NO. 439738

MY COMMISSION EXPIRES JUN. 1, 2013