

1st
2061905-
ALF

2013-006064
Klamath County, Oregon
05/30/2013 08:50:51 AM
Fee: \$47.00



After recording return to:
Chelsey Arnold and Anthony Tyler
Tyree
3812 Denver Avenue
Klamath Falls, OR 97603

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

File No.: 7021-2061905 (ALF)
Date: May 28, 2013

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY BARGAIN AND SALE DEED

Chelsey Arnold, Grantor, conveys to **Chelsey Arnold and Anthony Tyler Tyree, not as tenants in common but with full rights of survivorship**, Grantee, the following described real property:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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.

Dated this 29th day of May, 2013.

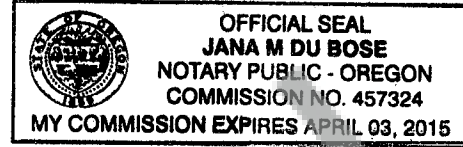
F.
52.-

APN: R541792

Bargain and Sale Deed
- continued

File No.: 7021-2061905 (ALF)
Date: 05/28/2013

Chelsey Arnold
Chelsey Arnold



STATE OF Oregon)
County of Klamath)ss.

This instrument was acknowledged before me on this 29th day of May, 2013
by **Chelsey Arnold**.

Jana M Du Bose

Notary Public for Oregon
My commission expires:

Unofficial Copy

EXHIBIT A

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

Beginning at a point which is 330 feet South of the Southwest corner of the NE1/4 NE1/4 of Section 10, Township 39 South, Range 9 E.W.M., being a point on the South line of roadway deeded to Lorenz Co., by William Myer et al., by deed recorded in Book 84 Page 482, deed records of Klamath County, Oregon; thence East along said line of roadway 179.16 feet; thence South 165 feet, more or less to the center line of the U.S.R.S. Drain Ditch; thence Northwesterly along said ditch centerline to line running North and South distant 20 feet East from the West line of the SE1/4 NE1/4 of said Section 10 and being the East half of a road running North and South; thence North to the South line of the road first mentioned, being a portion of SE1/4 NE1/4 of said Section 10, Township 39 South, Range 9 East of the Willamette Meridian, EXCEPTING THEREFROM the portion in the U.S.R.S. drain ditch and ALSO EXCEPTING the portion of said premises in roads.