

1st  
2078986-  
LW

2013-006332  
Klamath County, Oregon  
06/05/2013 11:44:17 AM  
Fee: \$42.00



After recording return to:  
Janet L. Moyette  
932 Hanks Street  
Klamath Falls, OR 97601

Until a change is requested all tax  
statements shall be sent to the  
following address:  
Janet L. Moyette  
932 Hanks Street  
Klamath Falls, OR 97601

File No.: 7021-2078986 (LW)  
Date: May 30, 2013

THIS SPACE RESERVED FOR RECORDER'S USE

### STATUTORY BARGAIN AND SALE DEED

**Hawkins Street, LLC**, Grantor, conveys to **Janet L. Moyette**, Grantee, the following described real property:

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

**Lots 3 and 4 in Block 9 of Buena Vista Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, LESS the Northerly 90 feet of said lots. Said Northerly 90 feet includes that portion of vacated Oregon Avenue lying along the Northerly boundary of Lots 3 and 4.**

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

F.  
47.-

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 4 day of June, 2013.

Janet L. Moyette  
**Janet L. Moyette, Registered Agent for Hawkins LLC**

STATE OF Oregon )  
 )ss.  
County of Klamath )

This instrument was acknowledged before me on this 4 day of June, 2013  
by Janet L. Moyette

Adrien Fleek

Notary Public for Oregon  
My commission expires: 12-3-14

