

1st
2115858

2013-007642
Klamath County, Oregon
07/05/2013 12:31:00 PM
Fee: \$42.00



After recording return to:
First American Title
1225 Crater Lake Ave
Medford, OR 97504

Until a change is requested all tax
statements shall be sent to the
following address:
no change

File No.: 7161-2115858 (pkw)
Date: June 28, 2013

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY BARGAIN AND SALE DEED

Cheryl M. Oldham, who acquired title as Cheryl M. Manchester and Daniel J. Manchester, Grantor, conveys to **Daniel J. Manchester**, Grantee, the following described real property:

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

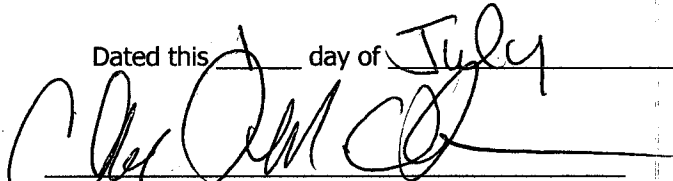
Lot 17, Tract 1283, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true consideration for this conveyance is **\$0.00**. (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.

F.
47.-

Dated this July day of July, 2013.



Cheryl M. Oldham


Daniel J. Manchester

STATE OF California)
County of Placer)ss.
)

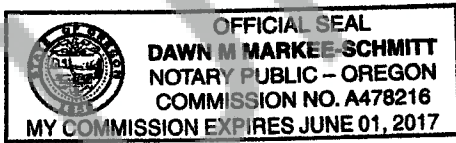
This instrument was acknowledged before me on this 1st day of July, 2013
by Cheryl M. Oldham.

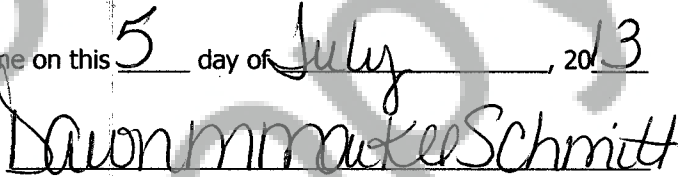



Notary Public for California
My commission expires: 3/26/15

STATE OF Oregon)
County of KLAMATH)ss.
)

This instrument was acknowledged before me on this 5 day of July, 2013
by Daniel J. Manchester.




Notary Public for Oregon
My commission expires: June 01, 2017