



00142711201300107760010018

09/23/2013 03:55:28 PM

Fee: \$37.00

SPACE RESERVED FOR RECORDER'S USE

Donald J and Edna B Petri
1751 Winona Way
Klamath Falls, Oregon 97601

Grantor's Name and Address

Annette Balch
12571 Wildhorse Dr
Bonanza, Oregon 97263

Grantee's Name and Address

After recording, return to (Name and Address):

Annette Balch
12571 Wildhorse Dr
Bonanza, Oregon 97623

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

Annette Balch
12571 Wildhorse Dr
Bonanza, Oregon 97623

BARGAIN AND SALE DEED

Donald J and Edna B Petri, husband and wife

KNOW ALL BY THESE PRESENTS that

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Annette Balch

hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows (legal description of property):

NW 1/4 NE 1/4 of section 29, Township 37 South, Range 11, 40 acres. Commonly known as 12571 Wildhorse Drive, Bonanza, Oregon 97623.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 20,000.00

~~actual consideration consists of or includes other property or value given or promised which is part of the whole (indicate which consideration is the one for which the deed is given)~~

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

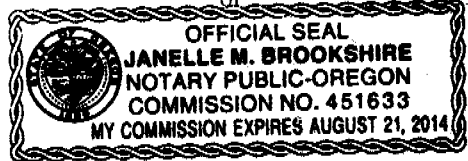
IN WITNESS WHEREOF, grantor has executed this instrument on September 23, 2013; any signature on behalf of a business or other entity is made with the authority of that entity.

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 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.

Donald J Petri
Edna B Petri

STATE OF OREGON, County of Klamath
This instrument was acknowledged before me on September 23, 2013, by Donald J Petri and Edna B Petri

This instrument was acknowledged before me on _____ by _____ as _____ of _____



Janelle M Brookshire
Notary Public for Oregon
My commission expires August 21, 2014