

157 2148528



After recording return to:
Michaele Rae
421 Wiley Street
Ashland OR 97520

Until a change is requested all tax
statements shall be sent to the
following address:
Michaele Rae
421 Wiley Street
Ashland, OR 97520

File No.: 7161-2148528 (csl)
Date: September 24, 2013

THIS SPACE RESERVED FOR RECORD

2013-011041

Klamath County, Oregon

09/30/2013 12:09:29 PM

Fee: \$42.00

STATUTORY BARGAIN AND SALE DEED

Robert Jensen, Grantor, conveys to **Michaele Rae and Goldie S. Kraft**, each as to an undivided **50% interest**, Grantee, the following described real property:

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

The improvements constituting real property only as located on Lot 11, Block T, LAKE OF THE WOODS RECREATION SUB-UNIT (SUMMER HOMESITES), according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.


TOGETHER WITH Grantors interest in the community dock

The true consideration for this conveyance is **\$275,000.00**. (Here comply with requirements of ORS 93.030)

F.
47.-

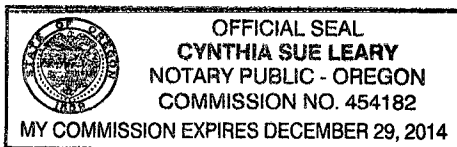
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 27 day of September, 2013.


Robert Jensen

STATE OF Oregon)
)ss.
County of Jackson)

This instrument was acknowledged before me on this 27 day of September, 2013
by **Robert Jensen**.




Notary Public for Oregon

My commission expires: December 29, 2014