

2013-012573

Klamath County, Oregon



00144864201300125730040049

11/08/2013 03:20:11 PM

Fee: \$52.00

**STATUTORY BARGAIN
AND SALE DEED**

Grantor's Name and Address:

Karen D. Rigo
601 NE 111th Avenue
Portland, OR 97220

Grantee's Name and Address:

Barry A. Rigo
11497 Tingley Lane
Klamath Falls, OR 97603

After recording, return to:

Barry A. Rigo
11497 Tingley Lane
Klamath Falls, OR 97603

Send tax statements to:

Barry A. Rigo
11497 Tingley Lane
Klamath Falls, OR 97603

Consideration: \$0.00

Barry A. Rigo & Doreen Rigo
Notary Public

Statutory Bargain and Sale Deed

Until a change is requested, all tax statements shall be sent to:

Barry Rigo
11497 Tingley Lane
Klamath Falls, OR 97603-9592

After recording return to:

Barry Rigo
11497 Tingley Lane
Klamath Falls, OR 97603-9592

STATUTORY BARGAIN AND SALE DEED

Karen D. Rigo, Grantor, conveys to Barry A. Rigo, Grantee, all of the grantor's right, title and interest in that certain real property commonly known as 11497 Tingley Lane, Klamath Falls Oregon, 97603-9592 and more specifically described as:

See Exhibit A Attached.

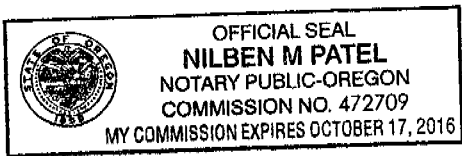
"BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS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

The true consideration for this conveyance is settlement of Klamath County Circuit Court Case No. 1201252CV, a Petition for Dissolution of Marriage.

DATED: 10-31, 2013.

Karen D. Rigo
Karen D. Rigo

Subscribed and sworn to before me by Karen D. Rigo on this 31 day of Oct, 2013.



N. M. Patel
Notary Public for Portland, Oregon
My Commission Expires: October 17, 2016

EXHIBIT "A"

The SW 1/4 NW 1/4, Section 4, Township 40 South, Range 9 East of the Willamette Meridian. ALSO known as Parcel #3 of Major Land Partition 4-84, situated in the NW 1/4 of Section 4, Township 40 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon. SAVING AND EXCEPTING the following described parcel:

Beginning at a 7/8 inch iron pipe 33 feet East of the centerline of Tingley Road which is 1810.20 feet South 00 degrees 22' 00" East of a railroad spike in the intersection of Tingley and Midland Roads marking the Northwest corner of Section 4, Township 40 South, Range 9 East of the Willamette Meridian; thence running 870.40 feet in a direction of South 00 degrees 22' 00" East along the East right of way of Tingley Road to a 60 penny nail in the East half of the pavement of said road, nail being on the North line of the W 1/2 SW 1/4 of said Section 4; thence turning and running 751.15 feet along said North line in a direction of North 89 degrees 36' 25" East along property owned by E. G. Parker to a 1 1/2 inch iron pipe 6 feet long; thence turning and running 1149.4 feet in a direction of North 41 degrees 02' 08" West along property owned by James V. Lockard to a 7/8 inch iron pipe which is the point of beginning.

CODE 164 MAP 4009-400 TL 601

STATE OF OREGON; COUNTY OF KLAMATH ss.

Filed for record at request of Aspen Title & Escrow the 12th day
of December A.D., 1997 at 3:27 o'clock P.M., and duly recorded in Vol. M97
of Deeds on Page 40545

FEE \$35.00

By Bernetha G. Leisch, County Clerk
Kathleen B. Reed