

2014-000566

Klamath County, Oregon

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPR



00147577201400005660020023

01/22/2014 11:31:20 AM

Fee: \$47.00

SPACE RESERVED
FOR
RECORDER'S USE

Alexander A. and Jeanne M. Poplawski,

as joint right of survivorship
11009 River Street, Keno, OR 97627

Grantor's Name and Address

Alexander A. and Jeanne M. Poplawski, as joint right of survivorship
11009 River Street, Keno, OR 97627

Cody Justin Jones

14025 Kann Springs Road
Keno OR 97627

Grantee's Name and Address

After recording, return to (Name and Address):

Mr. & Mrs. Poplawski

PO Box 69

Keno OR 97627

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

Alex & Jeanne Poplawski

PO Box 69

Keno OR 97627

BARGAIN AND SALE DEED - STATUTORY FORM

Alexander A. Poplawski and Jeanne M. Poplawski, as
joint right of survivorship, Grantor,
conveys to Cody Justin Jones, Alexander A. Poplawski and
Jeanne M. Poplawski, as joint right of survivorship, Grantee,
the following real property situated in Klamath County, Oregon:

All that portion of the SW 1/4 SW 1/4 of Section 31, Township
39 South, Range 8 East of the Willamette meridian, in
the county of Klamath, State of Oregon, more particularly

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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

DATED January 22, 2014

; 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 DETER-
MINE 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.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on 1-22-14
by Alexander Andrzej PoplawskiThis instrument was acknowledged before me on 1-22-14
by Jeanne Marie Poplawski

as

of



OFFICIAL SEAL
SANDRA LYNN KNOTT
NOTARY PUBLIC-OREGON
COMMISSION NO. 474449
MY COMMISSION EXPIRES JANUARY 01, 2017

Sandra Lynn Knott
Notary Public for Oregon
My commission expires 1-1-17

described as follows:

Beginning on the Northeastly line of River Street in the town of Dolen (Keno) at a point thereon distant 2.08 chains from the intersection of the said line of River Street and the Northwestly line of Brighton Avenue; thence Northwestly along said line of River Street, 4.24 chains, more or less, to the point described in deed to R.A. Broyles recorded in Book 53 at page 373, deed records of Klamath County, Oregon, described as North 33° East 50 feet from the Northwest corner of Lot 1, Block 3, in the town of Dolen; thence North 33° East, 5.2 chains more or less to the meander line of the Klamath River; thence South 39° East along said meander line to a point North 33° East of the point of beginning; thence South 33° West to the point of beginning.

Except therefrom the Southeastly 50 feet described in deed recorded June 30, 1939 in Book 123 at Page 123, deed records of Klamath County, Oregon.

Together with 1993 Fleetwood Manufactured Home, Serial number WAFLN31ABC 10822BA which is currently located on the subject property

the Northerly 1/2 of that portion of River Street vacated by Order 94-068 and recorded in MA3-32510, dated December 7, 1993.