

Returned to County

2014-002445
Klamath County, Oregon



03/21/2014 03:13:25 PM

Fee: \$42.00

RETURN TO: Brandsness, Brandsness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601	MAIL TAX STATEMENTS: Margaret Jacobs P. O. Box 62 Bly, OR 97622
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-BARGAIN AND SALE DEED-

Carolyn J. Obenchain, whose address is P. O. Box 411, Bly, Oregon 97622, conveys to Margaret Ann Jacobs and Carolyn Jean Obenchain, as tenants in common, Grantees, whose address is P. O. Box 62, Bly, Oregon 97622, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

The S½ of the N½ of the SE¼ of the NW¼ of Section 11, Township 36 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon.

The true and actual consideration for this transfer is \$0.

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, AND 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 16 day of March 2014.

Carolyn J. Obenchain
Carolyn J. Obenchain

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared before me this 16 day of March, 2014, the above-named Carolyn J. Obenchain, and acknowledged the foregoing instrument to be her voluntary act.



Kelly R. Amberg
Notary Public for Oregon
My Commission Expires: Dec 5, 2016