

After recording return to:
Carson O'Neill
55790 Snowgoose Road
Bend, OR 97707

2014-004616
Klamath County, Oregon



00152668201400046160010015

05/07/2014 10:52:04 AM

Fee: \$42.00

Until a change is requested all tax statements shall be sent to the following address:

Carson O'Neill
~~NO CHANGE~~ *55790 Snowgoose Rd*
Bend, OR 97707

Returned @ County

**STATUTORY
BARGAIN AND SALE DEED**

Harlis H. Harper Grantor, conveys all my interest to **Carson O'Neill**, Grantee, in the following described real property situated in **Klamath County, Oregon**, to-wit:

Government Lots 18, 23, 26 and 31 in Section 14, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon. TOGETHER with the following easements: A 60 foot wide easement along the westerly boundary for joint user roadway and all other roadway purposes; A 60 foot easement which lays on the westerly boundary and rights and reservations common to the area and to ingress and egress of adjoining property owners.

Subject to the all liens, encumbrances and easements of record.

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 \$1 (Love and affection) (Here comply with the requirements of ORS 93.030).

Dated: May 7, 2014.

Harlis H. Harper
Harlis H. Harper

STATE OF OREGON } ss
County of Klamath

This instrument was acknowledged before me on May 7, 2014, by Harlis H. Harper,



Howard
Notary Public for *Oregon*

My commission expires *11-18-15*