

2014-008474

Klamath County, Oregon

08/14/2014 09:40:13 AM

Fee: \$52.00

1st 2262512 AF



After recording return to:

Vistoso Holding Company LLC

12995 N Oracle Rd

Tucson AZ 85739 Ste 121313

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

Vistoso Holding Company LLC

same as above

File No.: 7021-2262512 (ALF)

Date: May 29, 2014

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY BARGAIN AND SALE DEED

Washington Federal, a federal savings association, successor by merger to South Valley Bank & Trust, Grantor, conveys to **Vistoso Holding Company LLC**, Grantee, the following described real property:

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

Parcels 1, 2 and 3 of Land Partition 5-04, situated in the SW 1/4 of the NE 1/4 of Section 12, Township 39 South Range 8 East of the Willamette Meridian, Klamath County, Oregon.

The true consideration for this conveyance is **\$50,000.00**. (Here comply with requirements of ORS 93.030)

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.

1st 52-

APN: R890271

Bargain and Sale Deed
- continued

File No.: 7021-2262512 (ALF)
Date: 05/29/2014

Dated this 12th day of August, 2014.

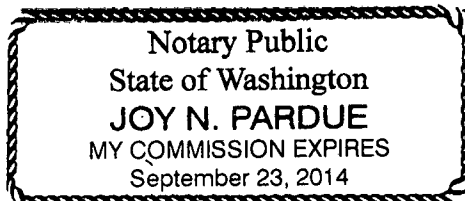
Washington Federal, a federal savings
association, successor by merger to South
Valley Bank & Trust

Rick Gerstmann
By: Rick Gerstmann

Power of Attorney
SVP

STATE OF Washington)
County of King) ss.

This instrument was acknowledged before me on this 12th day of August, 2014
by Rick Gerstmann as AVP of Washington Federal, a federal
savings association, successor by merger to South Valley Bank & Trust, on behalf of the .



Joy N. Pardue
Notary Public
for Washington
My commission expires: 9.23.2014

Jurat

Title of Document: Statutory Bargain and Sale Deed

Date of Document: May 29, 2014

State of Washington

County of King) SS.
)

Subscribed and sworn to (or affirmed) before me on

this 12th day of August, 2014

by Ronald L. McKenzie, SVP of Washington Federal,

personally known to me or proved to me on the basis of satisfactory evidence to
be the person(s) who appeared before me.

Signature Joy N. Pardue

