

2014-008480

Klamath County, Oregon



00157373201400084800020024

08/14/2014 10:00:17 AM

Fee: \$47.00

After recording, return to:

Lane Powell P.C.
601 S. W. 2nd Avenue, Suite 2100
Portland, OR 97204-3171
Attn: Walter W. McMonies

Until a change has been made,
send all tax statements to:

John and Jennifer Wolcott
15795 N.W. Windhill Drive
Banks, Oregon 97106

BARGAIN AND SALE DEED

(Stockman to Wolcott)

RICHARD W. STOCKMAN and MARGARET STOCKMAN, Husband and Wife ("Grantors") convey to JOHN WOLCOTT and JENNIFER WOLCOTT, Husband and Wife, residing at 15795 NW Windhill Dr, Banks, Oregon 97106, ("Grantees"), the following real property described below:

Their 50% undivided interest in that certain residential lot improved with a dwelling known as 141158 Crescent Moon Dr., Crescent Lake, 97733, legally described as Lot 28 of DIAMOND MEADOWS, TRACT 1384 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon;


but RESERVING to the Grantors a life estate in said 50% undivided interest for the life of the Grantors and the life of the survivor of them.

The true consideration for this conveyance is \$0.00, this being a donative transaction to the extent of the conveyance of the remainder interest to Grantees.

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.

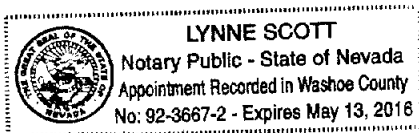
DATED this 12 ^{MARCH 2013} day of ~~November~~, 2012


Name: Richard W. Stockman


Name: Margaret Stockman

STATE OF NEVADA)
County of Washoe) ss.

This instrument was acknowledged before me on the 12th ^{March, 2013} day of ~~November~~, 2012 by Richard W. Stockman.

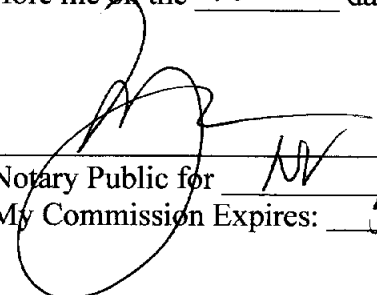



Notary Public for NV
My Commission Expires: 5/13/2016

STATE OF NEVADA)
County of Washoe) ss.

This instrument was acknowledged before me on the 12th ^{March, 2013} day of ~~November~~, 2012 by Margaret Stockman.




Notary Public for NV
My Commission Expires: 5/13/2016