

2014-008999

Klamath County, Oregon

This



00158034201400089990010015

08/29/2014 11:18:37 AM

Fee: \$42.00

After recording, return to:
Fay Linda Lotspeich,
27171 Highway 99 West
Monroe, Oregon, 97456

Until a change is requested, send tax statements to:
Fay Linda Lotspeich,
27171 Highway 99 West
Monroe, Oregon, 97456

BARGAIN AND SALE DEED

JoAnna Cardoso, as Personal Representative of the Estate of Noma Christian, Deceased, conveys the following real properties to Fay Linda Lotspeich and Ginger Marsha Cramblet-Macklin:

LOTS 33 AND 34, BLOCK 125, KLAMATH FALLS FOREST ESTATES HIGHWAY 66
UNIT, PLAT NO. 4, AS RECORDED IN KLAMATH COUNTY, OREGON.

The true consideration for this conveyance is none.

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. 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.

Dated this 8 day of Aug, 2014.

JoAnna Z. Cardoso
JoAnna Cardoso, GRANTOR

STATE OF OREGON)
) ss.
County of Jackson County)

On August 8, 2014, the above named JoAnna Cardoso personally appeared before me and acknowledged the foregoing instrument to be his voluntary act and deed.



Shannon Mc Namara
Notary Public for Oregon