

2014-011807

Klamath County, Oregon



00161388201400118070010011

11/12/2014 12:00:04 PM

Fee: \$42.00

RETURN TO:

Brandsness, Brandsness & Rudd,
P.C.
411 Pine Street.
Klamath Falls, OR 97601

MAIL TAX STATEMENTS:

Dawna Dalton
1328 Summers Lane #4
Klamath Falls, OR 97603

GRANTOR:

Lora L. Dowless, Trustee of
The 2010 Laver Family Trust
4184 Clay Place SE
Albany, OR 97321

GRANTEE:

Dawna Dalton
1328 Summers Lane #4
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

Lora L. Dowless, Trustee of the 2010 Laver Family Trust, Grantor, conveys to Dawna Dalton, Grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lots 17 and 18 in Block 3, Bryant Tracts No. 2, and the Northerly 50 feet of vacated Dayton Street, Klamath County, Oregon.

The true and actual consideration for this transfer is an inheritance.

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 4 day of November 2014.

Lora L. Dowless, Trustee of the
2010 Laver Family Trust

STATE OF OREGON)

) ss.

County of Linn)

Personally appeared before me this 4th day of November 2014, Lora L. Dowless, and acknowledged the foregoing instrument to be her voluntary act and deed.

Notary Public for Oregon
My Commission expires: 7-1-2017

