

18 2360708 LW



After recording return to:  
Brandon J. Lowther  
750 Hogue Drive  
Klamath Falls, OR 97601

Until a change is requested all tax  
statements shall be sent to the  
following address:  
Brandon J. Lowther  
750 Hogue Drive  
Klamath Falls, OR 97601

File No.: 7021-2360708 (LW)  
Date: January 28, 2015

THIS SPACE RESERVED FOR RECORDER'S USE

2015-000997  
Klamath County, Oregon  
02/04/2015 02:56:31 PM  
Fee: \$47.00

### STATUTORY BARGAIN AND SALE DEED

**Diana M. Avila**, Grantor, conveys to **Brandon Lowther**, Grantee, the following described real property:

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

**Lot 30, Tract 1432 - QUAIL POINT ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

The true consideration for this conveyance is **\$0.00 (conveyance of title)**. (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.

F.  
52.00

APN: R891990

Bargain and Sale Deed  
- continued

File No.: 7021-2360708 (LW)  
Date: 01/28/2015

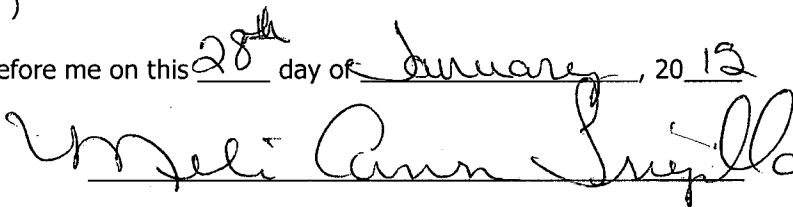
Dated this 28 day of January, 2015.

  
Diana M. Avila

STATE OF (Oregon )  
)ss.  
County of Klamath )

This instrument was acknowledged before me on this 28<sup>th</sup> day of January, 2015  
by **Diana M. Avila**.





Notary Public for Oregon  
My commission expires: 11-17-2017