

Klamath County Cloudcap One Land Trust
Michael Metts, as Trustee
PO Box 1528, Klamath Falls, OR 97601
Grantor's Name and Address
Anita Matys
3102 Emerald Street
Klamath Falls, OR 97601
Grantee's Name and Address
After recording, return to (Name, Address, Zip):
Anita Matys
PO Box 1528
Klamath Falls, OR 97601
Until requested otherwise, send all tax statements to (Name, Address, Zip)
Anita Matys
PO Box 1528
Klamath Falls, OR 97601

STATE OF OREGON, } ss.  
County of Klamath  
**2015-004495**  
Klamath County, Oregon



00169059201500044950010014

Space f 05/07/2015 02:04:57 PM Fee: \$42.00  
Recorder's Use

Witness my hand and seal of County affixed,

Name Title  
By \_\_\_\_\_, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Klamath County Cloudcap One Land Trust  
hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Anita Matys

hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

**Lot 12, Block 2, Tract No. 1027, MT. SCOTT MEADOWS SUBDIVISION, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.**

CODE 008 MAP 3107-01A0 TL 04600 KEY #80110

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easement of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 10.00 (Ten). (here comply with the requirements of ORS 93.930)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on Nov. 14, 2014: if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer of other person duly authorized to do so by order of its board of directors.

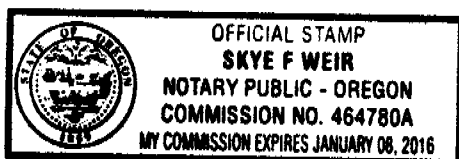
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 434, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Michael Metts as Trustee

STATE OF OREGON, County of Baker ) ss.

On Nov 14, 2014, personally appeared before me, Michael Metts, the above named Trustee

and acknowledged the foregoing instrument to be their voluntary act and deed.



Skye Weir  
Notary Public of Oregon  
My commission expires: 01/08/2016