

2015-007620

Klamath County, Oregon



00172773201500076200020020

07/14/2015 08:16:57 AM

Fee: \$47.00

Frances T. Scannell III  
30 Julio Drive  
Shrewsbury, MA 01545  
Grantor's Name and Address

Jeremiah J. Scannell III  
P.O. Box 1744  
Gold Beach OR 97444  
Grantor's Name and Address

Tracy Anne Scannell-Keating  
67 Westwood  
Shrewsbury, MA 01545  
Grantor's Name and Address

After recording, return to:  
Jeremiah J. Scannell III  
P.O. Box 1744  
Gold Beach OR 97415

Until requested otherwise, send all tax statements  
to:  
Jeremiah J. Scannell III  
P.O. Box 1744  
Gold Beach, OR 97444

### BARGAIN AND SALE DEED

**KNOW ALL BY THESE PRESENTS** that Frances T. Scannell, Jeremiah J. Scannell III, and Tracy Anne Scannell-Keating, hereinafter called grantors, for the consideration hereafter stated, do hereby grant, bargain, sell and convey unto Jeremiah J. Scannell III, and Tracy Anne Scannell-Keating as tenants in common, hereinafter called grantees, 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:

Real Property and value thereof: Lot 20, Block 23, Unit 1, Klamath Falls Forest Estates, Highway 66, Plat 1, as recorded in the office of the County Recorder of Klamath County Oregon as Instrument Number M75-5169 in 1975.

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.

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 grantors have executed this instrument on 6/30/15,  
2015 and 7/7, 2015 respectively; if grantor is a corporation, it has caused its name to be signed  
and its seal, if any, affixed by an officer or 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, AND SECTIONS 2 TO 9 AND 17, 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 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Frances T. Scannell, Grantor

Jeremiah J. Scannell III, Grantor

Tracy Anne Scannell-Keating, Grantor

STATE OF Massachusetts County of Worcester ss.

On the 30 day of June, 2015, personally appeared the above-named Frances T. Scannell, and acknowledged that execution of the foregoing instrument to be her voluntary act and deed.



Carin A. Bloomfield  
Notary Public for Massachusetts  
My Commission Expires: 6/20/19

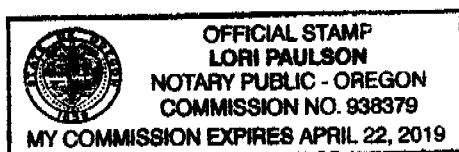
On the 5th day of June, 2015, personally appeared the above-named Tracy Anne Scannell-Keating, and acknowledged that execution of the foregoing instrument to be her voluntary act and deed.



Carin A. Bloomfield  
Notary Public for Massachusetts  
My Commission Expires: 6/20/19

STATE OF Oregon County of Curry ss.

On the 7 day of July, 2015, personally appeared the above-named Jeremiah J. Scannell III, and acknowledged that execution of the foregoing instrument to be her voluntary act and deed.



Lori Paulson  
Notary Public for Oregon  
My Commission Expires: 4/22/19