

2015-012981

Klamath County, Oregon



00179262201500129810030039

12/01/2015 08:35:19 AM

Fee: \$52.00

This instrument prepared by:

Kelly Eugene McCormick
44-124 Keaalam Place,
Kaneohe, Hawaii 96744

When recorded, mail deed, and until a change
is requested, send future tax statements to:

Haiden Phillip Mitchell
20742 Justice Ct
Bend, OR 97701

Parcel ID number: Mt.Scott Meadows, Block 5, Lot 12 MAP:R-3107-001A0-07200-000,

Bargain and Sale Deed

THIS BARGAIN AND SALE DEED, made this 16th day of November, 2015, by the
GRANTOR:

Kelly Eugene McCormick
44-124 Keaalam Place,
Kaneohe, Hawaii 96744

to the GRANTEE:

Haiden Phillip Mitchell
20742 Justice Ct
Bend, OR 97701

WITNESSETH that the true and actual consideration for this conveyance is - **ZERO**

the receipt of which is hereby acknowledged, GRANTOR hereby conveys unto GRANTEE the
premises located in Klamath County, Oregon - legally described as follows:

Mt.Scott Meadows, Block 5, Lot 12
MAP:R-3107-001A0-07200-000,
Code: 008
Klamath County Real Property Tax Account No.: R80682

Property address:

Mt.Scott Meadows, Block 5, Lot 12, Chiloquin, Oregon 97624

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

Kelly Eugene McCormick
Signature

Kelly Eugene McCormick
Print name

Current Owner
Capacity

Signature

Print name

Capacity

Signature

Print name

Capacity

Signature

Print name

Capacity

STATE OF Hawaii)

COUNTY OF Oahu)

Signed and sworn to (or Affirmed) before me on this 16 day of NOV., 20 15, by

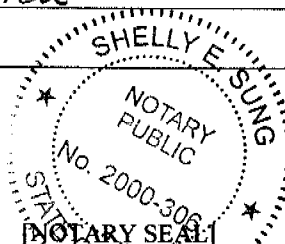
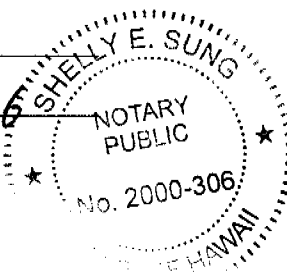
Kelly Eugene McCormick

WITNESS my hand and official seal.

Shelly Sung
Notary Public

Shelly Sung
Print name

6/25/2016
My commission expires



Doc. Date: NOV 13 2015 # Pages 3
Notary Name: Shelly Sung / Circuit
Doc. Description: Begin And Sale Deed.

Shelly Sung NOV 13 2015
Notary Signature Date
NOTARY CERTIFICATION

7/1/15-6/30/16 REAL PROPERTY TAX STATEMENT

ACCOUNT NO.: R80682

KLAMATH COUNTY, GOV'T CENTER, 305 MAIN ST, RM 121, KLAMATH FALLS, OR 97601
 PROPERTY DESCRIPTION LAST YEAR'S TAX 53.25
 MT SCOTT MEADOWS, BLOCK 5, LOT 12 See back for explanation of taxes marked with (*)

ACRES:
 MAP: R-3107-001A0-07200-000
 CODE: 008

MC'CORMICK KELLY
 44-124 KEAALAU PL
 KANEOHE, HI 96744
 STATEMENT SE 016385

THIS YEAR'S TAX

EDUCATION:

KLAMATH COUNTY SCHOOLS 20.10
 SOUTHERN OREGON EDUCAT 1.75
 KLAMATH COMMUNITY COLL 2.04

VALUES: LAST YEAR THIS YEAR
 MARKET VALUES:
 LAND 4,350 4,960
 IMPROVEMENT 0 0
 TOTAL VALUE 4,350 4,960
 TAXABLE VALUES:
 ASSESSED VA 4,350 4,960
 EXEMPTION 0 0

EDUCATION TOTAL: 23.89

GENERAL GOVERNMENT:

KLAMATH COUNTY 8.59
 LIBRARY 2.43
 KLAMATH 9-1-1 EMER COM 0.76
 KLAMATH COUNTY EXTENSI 0.74
 MUSEUM LEVY 0.25
 KLAMATH 9-1-1 EMER COM 0.40

NET TAXABLE: 4,350 4,960

MAIL NOVEMBER PAYMENT TO PORTLAND
 PAY KLAMATH COUNTY TAX COLLECTOR
 C/C PAYMENT WWW.KLAMATH COUNTY.ORG
 ASSESSMENT/ADDRESS/OWNER
 QUESTIONS CALL (541) 883-5111

GENERAL GOVERNMENT TOTAL 13.17

EXCLUDED FROM LIMITATION:

KLAMATH COUNTY SCHOOLS 3.25
 KLAMATH LAKE GRAZING 18.75

KELLY EUGENE McCORMICK
 44-124 KEAALAU PL
 KANEOHE, HI 96744

199

58-157-1213

PAY TO THE
 ORDER OF

Klamath County Tax collector \$ 57.29

FIFTY seven & 29/100



CENTRAL PACIFIC BANK
 PO Box 3599, Honolulu, Hawaii 96811
 808-544-0500 Oahu • 800-342-8422 Toll Free
 centralpacificbank.com

FOR *R80682*
 ⑆121301578⑆6002⑆090419⑆ 0199

11/16/15

DISCOUNT IS LOST & INTEREST APPLIES AFTER DUE DATE

☐ Mailing address
 change on back

Allowed	Net Amount
.77 3%	57.29
.79 2%	38.59
NONE 0%	19.69

Enter Payment Amount

\$

22.00

59.06

count) 57.29

Tear Here

JNT NO.: R80682

CANCELLED CHECK IS YOUR RECEIPT.

KLAMATH COUNTY TAX COLLECTOR
 P.O. BOX 3599
 PORTLAND, OR 97208-3599

MC'CORMICK KELLY
 44-124 KEAALAU PL
 KANEOHE, HI 96744

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