

2016-000897

Klamath County, Oregon

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED



00181563201600008970010018

01/28/2016 03:03:54 PM

Fee: \$42.00

Returned at Counter

Cheryl Slover

7008 Airway Dr.
Klamath Falls, Or. 97603

Grantor's Name and Address

 Billy Oleachea 7008 Airway Dr Klamath Falls, Or.
 Bobby Oleachea 7008 Airway Dr Klamath Falls, Or.
 Brady Oleachea 7008 Airway Dr Klamath Falls, Or.

Grantee's Name and Address

After recording, return to (Name and Address):

Cheryl Slover
7008 Airway Drive
Klamath Falls, Oregon 97603

Until requested otherwise, send all tax statements to (Name and Address):

Cheryl Slover
7008 Airway Dr.
Klamath Falls, Or. 97603SPACE RESERVED
FOR
RECORDER'S USE

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that

Cheryl Slover

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Cheryl Slover, Bobby Oleachea, Billy Oleachea, Brady Oleachea

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 (legal description of property):

A portion of that tract of land recorded in Volume 242, Page 100, deed records of Klamath County, Oregon, described therein as being that portion of the NW 1/4 NE 1/4 of Section 24, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at the northeast corner of the above described tract of land which point of beginning is the northeast corner of the NW 1/4 NE 1/4 of Section 24, Township 39 South, Range 9 East of the Willamette Meridian + bears west along the Section line a distance of 1334.75 feet from the northeast corner of said Section 24; thence continuing west along the Section line a distance of 190.96 feet; thence south 0°19' west parallel with the east boundary of above said tract, a distance of 561.11 feet to the south boundary thereof; thence north 42°11' east along said south boundary a distance of 286.14 feet to the southeast corner of said tract; thence north 15°14' east along the east boundary of said tract, a distance of 349.5ft, ^{move or less to the point of beginning} ~~excepting therefrom and portion~~ ^{lying in County drive}

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 \$ love and affection. (1) However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. (2) (The sentence between the symbols (1), if not applicable, should be deleted. See ORS 93.030.)

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

IN WITNESS WHEREOF, grantor has executed this instrument on 2-28-2016; any signature on behalf of a business or other entity is made with the authority of that entity.

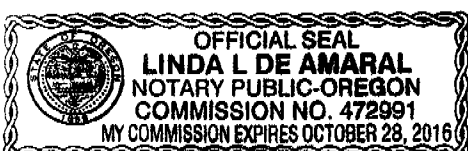
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2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

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on

by Cheryl SloverThis instrument was acknowledged before me on Jan. 28, 2016by Linda L De Amaraas Notary Publicof Klamath County, State of Oregon

Cheryl Slover



Linda L De Amara

Notary Public for Oregon

My commission expires 10/28/2016