

Returned at Counter

2016-002233

Klamath County, Oregon



00183154201600022330010015

02/29/2016 03:51:06 PM

Fee: \$42.00

After Recording Return To:
Donald R. Crane, Attorney
37070 Highway 62
Chiloquin, OR 97624

Until a change is requested all tax statements
shall be sent to the following address:
James D. Conrad and Kathy J. Conrad
2125 Van Camp Street
Klamath Falls, OR 97601

Bargain and Sale Deed

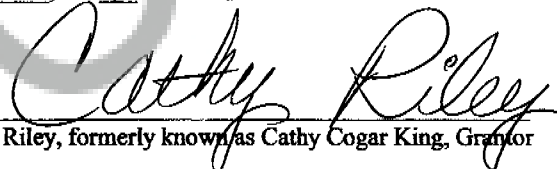
Cathy Riley, formerly known as Cathy Cogar King, Grantor, conveys to James D. Conrad and Kathy J. Conrad, husband and wife, Grantee, the following described real property:

Lot 4, Block 18, North Klamath Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.
Tax Account R184918

The true consideration for this conveyance is settlement of a disputed claim in which neither Grantor nor Grantees admit fault.

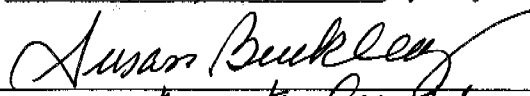
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2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

Dated this 23 day of Feb., 2016.


Cathy Riley, formerly known as Cathy Cogar King, Grantor

STATE OF FLORIDA)
County of MANATEE) ss.

This instrument was acknowledged before me on 02/23/2016, by Cathy Riley, formerly known as Cathy Cogar King.


Notary Public for Manatee County



Susan Buckley
Notary Public
State of Florida
My Commission Expires 03/05/2016
Commission No. EE 175926