

2016-007479

Klamath County, Oregon



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07/14/2016 03:54:48 PM

Fee: \$42.00

Grantor's Name and Address

Donald W. Parks, Trustee of the Mt. Scott
Meadows Artesian Trust
P.O. Box 1482
Merlin, OR 97532

Grantee's Name and Address

Douglas M. Stiles
6545 SW Midmar Pl.
Portland, OR 97223

After Recording Return to:

Douglas M. Stiles
6545 SW Midmar Pl.
Portland, OR 97223

Until requested otherwise, send all tax statements to:

Douglas M. Stiles
6545 SW Midmar Pl.
Portland, OR 97223

BARGAIN AND SALE DEED

I, Donald W. Parks, Trustee of the Mt. Scott Meadows Artesian Trust do hereby grant, bargain and convey all right, title and interest to Douglas M. Stiles, the following described real property situate in Klamath County, Oregon, to wit:

Lot 5, Block 2, Tract No. 1027, MT. SCOTT MEADOWS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Tax Account No. R-3107-001A0-03900-00 KEY#79989

Commonly Known As: VACANT LAND

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.

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 27 day of April, 2016.

Donald W. Parks, Trustee of the
Mt. Scott Meadows Artesian Trust

STATE OF OREGON

County of

Josephine)
ss:

ACKNOWLEDGED BEFORE ME this 27 day of April, 2016, by Donald W. Parks, Trustee of the Mt. Scott Meadows Artesian Trust.

NOTARY PUBLIC

My Commission Expires:

11/6/2016