

2016-010053

Klamath County, Oregon

Mark D. Rose and M. Ramona Rose, as tenants by the
entirety
7803 NW Independence Hwy, Albany, OR 97321
Grantor
Mark D. Rose
7803 NW Independence Hwy, Albany, OR 97321
Grantee



00192651201600100530020023

09/22/2016 11:19:24 AM

Fee: \$47.00

After Recording Return to:

Robert C. McCann, Jr.
Attorney at Law
P.O. Box 40
Albany, OR 97321

Until requested otherwise send all tax statements to:

Mark D. Rose, 7803 NW Independence Hwy, Albany,
OR 97321

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that **Mark D. Rose and M. Ramona Rose, as tenants by the entirety**, hereinafter called *Grantor*, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **Mark D. Rose**, 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 anywise appertaining, situated in the County of Benton, State of Oregon, described as follows, to-wit:

Lot 20 in block 2, tract 1119, LEISURE WOODS, Unit 2, according to the official plat thereof on file in the office of the county clerk of Klamath County, Oregon.

To Have and to Hold the same unto said Grantee and Grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is the division of marital assets. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration. In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof 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, AND 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, AND 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 instrument this 31 day of May, 2016.

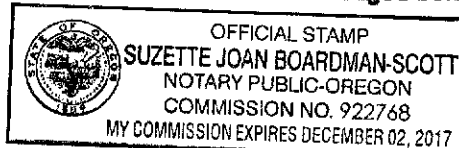
MD Rose
Mark D. Rose - Grantor

9-14-2016

M. Ramona Rose
M. Ramona Rose - Grantor

STATE OF OREGON, County of Linn) ss.

This instrument was acknowledged before me on May 9/14, 2016, by Mark D. Rose.



Suzette Boardman
NOTARY PUBLIC FOR OREGON

STATE OF OREGON, County of Linn) ss.

This instrument was acknowledged before me on May 31, 2016, by M. Ramona Rose.

Sara Lucas
NOTARY PUBLIC FOR OREGON

