

RECORDING COVER SHEET
(Per ORS 205.234 or ORS 205.244)

This cover sheet has been prepared by the person presenting the attached instrument for recording. Any errors in this cover sheet do not effect the Transaction(s) contained in the instrument itself

2016-011928

Klamath County, Oregon

11/08/2016 12:31:00 PM

Fee: \$57.00

This space reserved for use by
the County Recording Office

After recording return to:
First American Title
1205 NE Division St
Gresham, OR 97030

- 1) Title(s) of Transaction(s)** ORS 205.234(a)
Statutory Bargain & Sale Deed
- 2) Direct Party/Grantor(s)** ORS 205.125(1)(b) and ORS 205.160
Washington Federal
- 3) Indirect Party/Grantee(s)** ORS 205.125(1)(a) and ORS 205.160
David Larson
- 4) True and Actual Consideration** ORS 93.030
\$17,100.00
- 5) Send Tax Statements to:**
2900 Patterson St Klamath Falls, OR 97603

☒

: If this box is checked, the below applies:

If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS 205.244: "Rerecorded at the request of County to correct Grantor Vesting should be Washington Federal N.A. successor by merger to South Valley Bank & Trust previously recorded in Book and Page , or as Fee Number 2015-000777."

(Legal description if corrected is attached to included certified document of the original.)

2015-000777

Klamath County, Oregon

01/28/2015 11:06:34 AM

Fee: \$47.00



After recording return to:
David Larson
2900 Patterson St
Klamath Falls, OR 97603

Until a change is requested all tax
statements shall be sent to the
following address:
David Larson
2900 Patterson St
Klamath Falls, OR 97603

File No.: 7012-2377420 (PSD)
Date: January 27, 2015

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY BARGAIN AND SALE DEED

* ~~Washington Federal Savings Bank~~, Grantor, conveys to **David Larson**, Grantee, the following described real property:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Parcel 1 of Land Partition 47-05 being a replat of Parcel 2 of Land Partition 3-04 situated in the S 1/2 NW 1/4 of Section 7, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

The true consideration for this conveyance is **\$17,100.00**. (Here comply with requirements of ORS 93.030)

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.

Page 1 of 2

* ~~Washington Federal N.A.~~ successor by merger to South Valley Bank & Trust



STATE OF OREGON)

County of KLAMATH)

I CERTIFY that this is a true and correct copy of a document in the possession of the Klamath County Clerk.

Dated: NOV. 1, 2016
LINDA SMITH, Klamath County Clerk

By Amantha Gardner, Deputy
AMANTHA GARDNER

FIRST AMERICAN - 2377420-6R

2015-000777

Klamath County, Oregon

01/28/2015 11:05:34 AM

Fee: \$47.00



After recording return to:
David Larson
2900 Patterson St
Klamath Falls, OR 97603

Until a change is requested all tax
statements shall be sent to the
following address:

David Larson
2900 Patterson St
Klamath Falls, OR 97603

File No.: 7012-2377420 (PSD)
Date: January 27, 2015

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY BARGAIN AND SALE DEED

Washington Federal Savings Bank, Grantor, conveys to David Larson, Grantee, the following described real property:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Parcel 1 of Land Partition 47-05 being a replat of Parcel 2 of Land Partition 3-04 situated in the S 1/2 NW 1/4 of Section 7, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

The true consideration for this conveyance is **\$17,100.00**. (Here comply with requirements of ORS 93.030)

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.

Page 1 of 2

FIRST AMERICAN - 2377420-6R



STATE OF OREGON)

County of KLAMATH)

I CERTIFY that this is a true and correct
copy of a document in the possession
of the Klamath County Clerk.

Dated: NOV. 1, 2016
LINDA SMITH, Klamath County Clerk

By Samantha Gardner, Deputy
SAMANTHA GARDNER

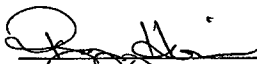
APN: R890547

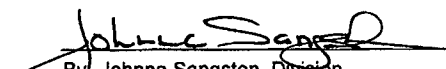
Bargain and Sale Deed
- continued

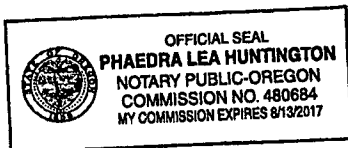
File No.: 7012-2377420 (PSD)
Date: 01/27/2015

Dated this 27th day of January, 2015.

Washington Federal Savings Bank

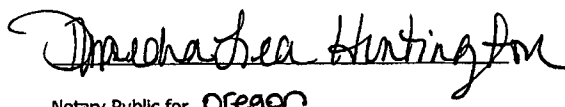

By: Peggy Hobin, Regional President


By: Johnna Sangston, Division
Appraisal Officer



STATE OF OR)
County of Linn) ss.

This instrument was acknowledged before me on this 27th day of January, 2015
by Peggy Hobin, Regional President and as Johnna Sangston, Division Appraisal Officer of Washington
Federal, on behalf of the .


Notary Public for Oregon
My commission expires: 8/13/2017