

Returned at Counter

2016-012341

Klamath County, Oregon



00195353201600123410010017

11/18/2016 10:56:50 AM

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:

LaDawna Marie Simonson, Conservator of the Estate of Eric Travis Simonson
1606 Arthur Street
Klamath Falls, OR 97603

Bargain and Sale Deed

Norman Simonson and Evelyn Simonson, husband and wife, Grantors, convey to LaDawna Marie Simonson, Conservator of the Estate of Eric Travis Simonson, Grantee, the following described real property:

Lot 14, ELM PARK, in the County of Klamath, State of Oregon.
Map Tax Lot: R-3809-034CD-05000-000 Property ID: R444852

The true consideration for this conveyance is \$28,220.66.

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.

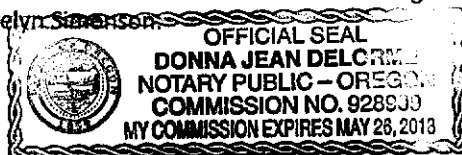
Dated this 14 day of November, 2016.

NORMAN SIMONSON, Grantor

EVELYN SIMONSON, Grantor

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on November 14th, 2016, by Norman Simonson and Evelyn Simonson.



Notary Public for Oregon

Norman Simonson and Evelyn Simonson,
to

Grantors,

LaDawna Marie Simonson, Conservator of the Estate of Eric Travis Simonson, Grantee.