

Returned at Counter

2017-002511

Klamath County, Oregon



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03/09/2017 11:05:10 AM

Fee: \$47.00

AFTER RECORDING RETURN TO:

Klamath Falls City Recorder

P.O. Box 237

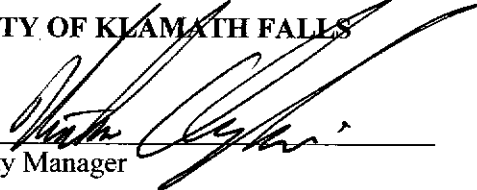
Klamath Falls, OR 97601

MEMORANDUM OF ANNEXATION AGREEMENT

BE IT REMEMBERED, on the 16th day of February, 2017, the City of Klamath Falls, an Oregon municipal corporation (CITY), and Ronald M. and Nancy G. Adkisson (OWNERS), entered into an irrevocable Annexation Agreement committing the real property, known as 3735 Highway 39, Klamath Falls OR 97603, described in Exhibit "A" hereto, which Exhibit is hereby incorporated herein, situated in Klamath County, Oregon, to possible future annexation to the City. Said Annexation Agreement is irrevocable, includes a request to rezone the property following annexation, and is binding upon OWNERS and all successive owners of all or part of said Property.

IN WITNESS WHEREOF, the parties have hereunto set their hands this 16th day of February, 2017.

CITY OF KLAMATH FALLS


City Manager

Attest:


City Recorder

PROPERTY OWNERS


Ronald M. Adkisson

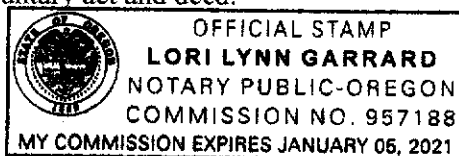

Nancy G. Adkisson

STATE OF OREGON)

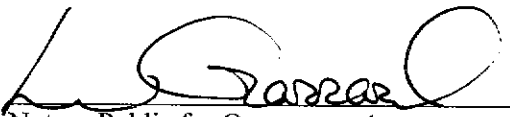
)ss.

COUNTY OF KLAMATH)

On the 21st day of February, 2017, personally appeared Nathan Cherpeski and Nickole Barrington, who, each being first duly sworn, did say that the former is the City Manager and the latter is the City Recorder of the City of Klamath Falls, an Oregon municipal corporation, and that the instrument was signed on behalf of said municipal corporation; and each of them acknowledged said instrument to be its voluntary act and deed.



BEFORE ME:

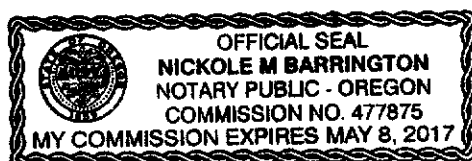

Notary Public for Oregon
My Commission Expires: 1/5/21

STATE OF OREGON)

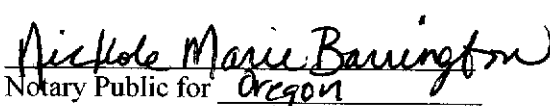
)ss.

County of Klamath)

On the 16th day of February, 2017, Ronald and Nancy Adkisson personally appeared and they acknowledged that said instrument was signed and to be their voluntary act and deed.



BEFORE ME:


Notary Public for Oregon
My Commission Expires: 5-8-2017

2017-001166

Klamath County, Oregon

FORM No. 723 - BARGAIN AND SALE DEED.

©11

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCE



00198629201700011660010012

02/03/2017 03:11:24 PM

Fee: \$42.00

RONALD M. ADKISSON
3735 HWY 39
KLAMATH FALLS, OREGON 97603

Grantor's Name and Address

RONALD & NANCY ADKISSON
3735 HWY 39
KLAMATH FALLS, OREGON 97603

Grantee's Name and Address

After recording, return to (Name and Address):

RONALD & NANCY ADKISSON
3735 HWY 39
KLAMATH FALLS, OREGON 97603

Until requested otherwise, send all tax statements to (Name and Address):

SAME AS ABOVE

SPACE RESERVED
FOR
RECORDER'S USE

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that RONALD M. ADKISSON

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

RONALD M. ADKISSON & NANCY G. ADKISSON

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 any way appertaining, situated in KLAMATH County, State of Oregon, described as follows (legal description of property):

PARCEL 2 OF PARTITION NO. 11-93, BEING PARCEL 1 OF LAND PARTITION 42-92 AND BEING A PORTION OF TRACT 19 - JUNCTION ACRES, SITUATED IN THE SW 1/4 NW 1/4 SECTION 7 TOWNSHIP 39 RANGE 10 EAST OF THE WILLAMETTE MERIDIAN KLAMATH COUNTY, OREGON.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. (The sentence between the symbols Φ , if not applicable, should be deleted. See ORS 93.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on 3rd of February, 2017; any signature on behalf of a business or other entity is made with the authority of that entity.

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.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on 3rd of February, 2017
by Ronald M. Adkisson

This instrument was acknowledged before me on _____

by _____

as _____

of _____



ANGELA N. WEBSTER
NOTARY PUBLIC-OREGON
COMMISSION NO. 939011
MY COMMISSION EXPIRES MAY 17, 2019

Wynne D. To
Notary Public for Oregon

My commission expires May 17th 2019