

AmeriTitle
MTC 1396-11928

2017-011679
Klamath County, Oregon
10/13/2017 03:56:00 PM
Fee: \$67.00

After recording return to:

B. Estela Carrillo
340 N. 3rd Street
San Jose CA 95112

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

Ricardo López, Jr.
1325 E. William Ct.
San Jose, CA 95116

This space reserved for r

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

STATUTORY
BARGAIN AND SALE DEED

Blanca Estela Carrillo, Grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Ricardo Lopez, Jr. and Blanca Estela Carrillo Grantee,
the following described real property situated in Klamath County, Oregon, to-wit:

Lot 3 in block 94 of Buena Vista addition to the city of Klamath Falls, according to the official plat thereof on file in the office of the county clerk of Klamath County, Oregon.

Property address: 1225 California Ave.
Klamath Falls, OR 97601

★ with right of survivorship.

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.

The true consideration for this conveyance is \$ 0 Here comply with the requirements of ORS 93.030).

Dated: March 2, 2017.

B. Estela Carrillo

State of California

County of Santa Clara

This instrument was acknowledged before me on the 2nd day of March, ~~2016~~ 2017

Personally appeared B. Estela Carrillo

Notary Public for the state of California, County of Santa Clara

My commission expires Sep 2, 2017

Olga Monica Carrillo

