

After recording return to:
Carol L. Fox and Michael A. Fox
10773 Crystal Springs Road
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent
to the following address:
Carol L. Fox and Michael A. Fox
10773 Crystal Springs Road
Klamath Falls, OR 97603

2018-003096

Klamath County, Oregon



00219021201800030960010016

03/22/2018 11:13:10 AM

Fee: \$42.00

**STATUTORY
BARGAIN AND SALE DEED**

We, Carol L. Fox and Michael A. Fox, Grantors, conveys to, Carol L. Fox, Grantee, the following described real property situated in Klamath County, Oregon, to-wit:

A PARCEL OF LAND SITUATED IN GOVERNMENT LOT 8 IN SECTION 21, TOWNSHIP 39 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 8; THENCE N89°49'03"W, ALONG THE SOUTH LINE OF SAID LOT, 675 FEET TO THE TRUE POINT OF BEGINNING; THENCE, CONTINUING N89°49'03"W, ALONG THE SAID SOUTH LINE, 13.66 FEET; THENCE N00°21'43"W, 844.28 FEET TO A POINT ON THE SOUTH LINE OF THE FIRST DESCRIBED TRACT IN DEED VOLUME 34 AT PAGE 455; THENCE S82°21'00"E, ALONG THE SAID SOUTH LINE, 20.24 FEET; THENCE S00°04'22"W, PARALLEL TO THE EAST LINE OF SAID LOT 8, 841.61 FEET TO THE POINT OF BEGINNING; CONTAINING 0.32 ACRES, MORE OR LESS AND WITH BEARINGS BASED ON RECORD OF SURVEY NUMBER 3046

EXCEPTING THEREFROM THAT PORTION ON THE SOUTH SIDE USED FOR COUNTY ROAD PURPOSES.

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)
This conveyance is made pursuant to Property Line Adjustment 12-17

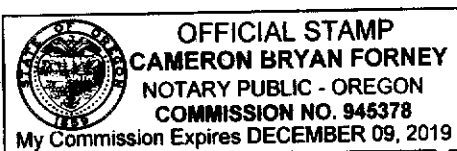
Dated this 21 day of March, 2018.

Carol L. Fox
Carol L. Fox

Michael A. Fox
Michael A. Fox

State of Oregon }
County of Klamath } ss

This instrument was acknowledged before me on this 21 day of March, 2018, by
Carol L. Fox and Michael A. Fox



Cameron B. Forney
Notary Public for the State of Oregon

My commission expires: 12/9/19

True-line
Returned at Counter