



00219752201800037510020028

03/28/2018 12:57:00 PM

Fee: \$47.00

Until a change is requested,
all tax statements shall be sent to:

Nathan E. and Margaret R. Hanson
13895 McKinley Lane NW
Salem, OR 97304

After recording return to:

Nathan E. and Margaret R. Hanson
PO Box 96
Parker Dam, CA 92267

Returned at Counter

STATUTORY BARGAIN AND SALE DEED (ORS 93.860)

Matthew J. Mullaney, Jr. and Jackie V. Mullaney, convey to and Nathan E. Hanson Margaret R. Hanson, husband and wife, Grantee, the following described real property located in Klamath County, Oregon:

Lot 6 in Block 4, Tract 1021, WILLIAMSON RIVER KNOLL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Together with an undivided 1/80th interest in and to the following described property:

The Easterly 60 feet of that portion of Government Lots 40, 41, 44 and 45 lying South of Williamson River Knoll Subdivision and North of the Williamson River, in Section 20, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon

Subject to and excepting CCR's, reservations, set back lines, power of special districts, and easements of record or as may appear on the land.

Consideration of the sale is the amount of \$1,000.00 in hand, and the assumption of outstanding property taxes.

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.

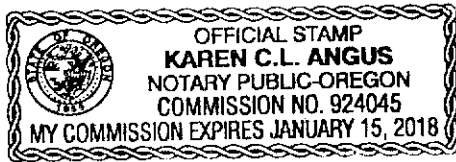
Dated: November 9, 2017

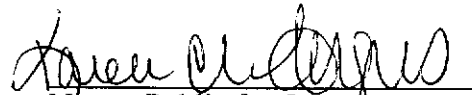
Matthew J. Mullaney, Jr.

Jackie V. Mullaney

STATE OF OREGON)
) ss.
COUNTY OF YAMHILL)

The foregoing instrument was acknowledged before me on November 9, 2017, by Matthew J. Mullaney, Jr. and Jackie V. Mullaney.




Notary Public for Oregon

Prepared by:

Matthew Mullaney, Bar #950256,
Senior Law Services
345 E. Sixth Street
McMinnville, OR 97128
503-435-0951

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