

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPR

2018-007202

Klamath County, Oregon



00223853201800072020020028

06/14/2018 01:40:55 PM

Fee: \$87.00

Ashley Mickelson

Grantor's Name and Address

Ashley Mickelson

Scott A. Mickelson

Grantee's Name and Address

After recording, return to (Name and Address):

Ashley &amp; Scott Mickelson

23407 Malone Rd.

Merrill, OR 97633

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

Ashley Mickelson

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

Ashley Mickelson and Scott A. Mickelson, as Tenants by the Entirety

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):

See Attached Exhibit "A"

(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 \$ Vesting Change. <sup>①</sup> 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. <sup>①</sup> (The sentence between the symbols <sup>①</sup>, 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 June 14, 2018; any signature on behalf of a business or other entity is made with the authority of that entity.

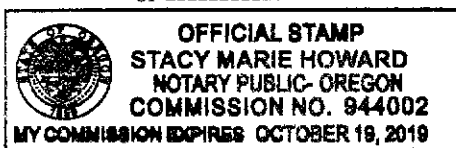
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.

*Ashley Mickelson*  
Ashley Mickelson

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on June 14, 2018,  
by Ashley Mickelson

This instrument was acknowledged before me on \_\_\_\_\_,  
by \_\_\_\_\_,  
as \_\_\_\_\_,  
of \_\_\_\_\_



*Howard*  
Notary Public for Oregon  
My commission expires 10-19-19

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

That portion of Section 8, Township 41 South, Range 11 East, of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at the quarter corner common to Sections 7 and 8, Township 41 South, Range 11 East of the Willamette Meridian, thence South along Section line 2,145 feet; thence East 200 feet; thence South 104 feet the Northerly line of the U.S. R. S. "J" Canal right-of-way; thence following said right-of-way line Northerly and Easterly to the Southerly boundary of "B" drain; thence along the Southerly boundary of "B" drain to the section line common the said Sections 7 and 8; thence South 83 feet to the place of beginning, situated in the SW  $\frac{1}{4}$  NW  $\frac{1}{4}$  NW  $\frac{1}{4}$  SW  $\frac{1}{4}$  and Government Lots 4 and 5 of Section 8, Township 41 South, Range 11 East, of the Willamette Meridian

EXCEPTING THEREFROM any portion thereof lying within the boundaries of Malone Road.