

2018-008515

Klamath County, Oregon

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED



00225486201800085150020022

07/18/2018 08:22:47 AM

Fee: \$87.00

Joseph D Powell
4212 Coos Bay Way Rd
Roseburg OR 97471

Grantor's Name and Address

Gabriel J Ferry, JENNIFER L FERRY
3500 NW Blacktail Dr
McMinnville OR 97128

Grantee's Name and Address

After recording, return to (Name and Address):

Gabriel J Ferry, JENNIFER L FERRY
3500 NW Blacktail Dr
McMinnville OR 97128

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

Gabriel J Ferry, JENNIFER L FERRY
3500 NW Blacktail Dr
McMinnville OR 97128

SPACE RESERVED
FOR
RECORDER'S USE

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Joseph D Powell

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Gabriel J Ferry, JENNIFER L FERRY

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: The East 550 of the west 1100 feet of Lot 16 Block 17, Klamath Falls Forest Estates Syran Unit, according to the official plat thereof on file in the office of the county clerk, Klamath County, Oregon

Parcel 3: The West 550 feet of lot 16, Block 17, Klamath Falls Forest Estate Syran Unit, according to the official plat thereof on file in the office of the county clerk, Klamath county, Oregon

Apn: R176419, R176428 MapTax lot: R-3313-01400-00200-000,
R-3313-01400-00100-000

(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 \$ 24,000.00. 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 ®, 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.

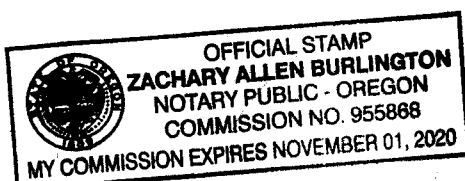
IN WITNESS WHEREOF, grantor has executed this instrument on July 12, 2018; any signature on behalf of a business or other entity is made with the authority of that entity.

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.

STATE OF OREGON, County of Linn ss.

This instrument was acknowledged before me on July 12th 2018
by Joseph D Powell

This instrument was acknowledged before me on July 12th 2018
by Gabriel J Ferry
as N/A
of N/A



Zachary Allen Burlington
Notary Public for Oregon
My commission expires November 01, 2020

INDIVIDUAL ACKNOWLEDGMENT

State/Commonwealth of Oregon }
County of Linn } ss.

On this the 12th day of July, 2018, before me,
Zachery Allen Burlington, the undersigned Notary Public,
Name of Notary Public
personally appeared Jennifer L Ferry,
Name(s) of Signer(s)

☐ personally known to me - OR -

☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same for the purposes therein stated.

WITNESS my hand and official seal.

Zachery Allen Burlington
Signature of Notary Public

Zachery Allen Burlington Exp November 01, 2020
Any Other Required Information
(Printed Name of Notary, Expiration Date, etc.)

Place Notary Seal/Stamp Above

OPTIONAL

This section is required for notarizations performed in Arizona but is optional in other states. Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Bargain and Sale Deed

Document Date: 7-12-2018 Number of Pages: 1 (one)

Signer(s) Other Than Named Above: Gabriel S Ferry and Joseph D Powell