



After recording return to:  
First American title  
PO Box 3948  
Sunriver, OR 97707

Until a change is requested all tax  
statements shall be sent to the  
following address:  
No Changes

234705 AM  
File No.: 7064-3051091 (SNB)  
Date: June 28, 2018

THIS SPACE RESERVED FOR RECORD

2018-009387

Klamath County, Oregon

08/08/2018 11:36:00 AM

Fee: \$87.00

### STATUTORY BARGAIN AND SALE DEED

**William Robert Niblett**, Grantor, conveys to **Shelli A. Niblett**, Grantee, the following described real property:

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**Lot 6 in Block 4, JACK PINE VILLAGE, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.**

The true consideration for this conveyance is **\$N/A - Clear Vesting**. (Here comply with requirements of ORS 93.030)

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.

After recording return to:  
First American Title  
395 SW Bluff Drive, Suite 100  
Bend, OR 97702

APN:

Bargain and Sale Deed  
- continued

File No.: 7064-3051091 (SNB)  
Date: 06/28/2018

Dated this 7<sup>th</sup> day of August, 2018.

William R. Niblett  
William Robert Niblett

STATE OF Tennessee )  
County of Shelby ) ss.  
)

This instrument was acknowledged before me on this 7 day of August, 2018  
by **William Robert Niblett**.

Sarah Cook Gwyn

Notary Public for  
My commission expires:

