

After recording return to:
Donald D. Boner
5627 Leland Drive
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:

Donald D. Boner
5627 Leland Drive
Klamath Falls, OR 97603



00227094201800097790010016

08/17/2018 02:15:49 PM

Fee: \$82.00

**STATUTORY
BARGAIN AND SALE DEED**

I, Scott Farrar, Grantor, conveys to, Donald D. Boner, Grantee, the following described real property situated in Klamath County, Oregon, to-wit:

A TRACT OF LAND BEING A PORTION OF LOT 4 IN BLOCK 1 OF "PLAT OF SUBDIVISION OF BLOCKS 2B AND 3 OF HOMEDALE", SITUATED IN THE NE1/4 NE1/4 OF SECTION 11, T39S, R9EWM, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

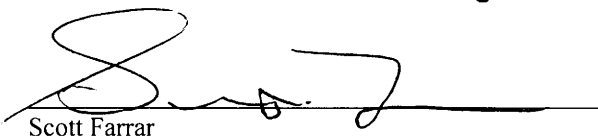
BEGINNING AT A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF THE O.C. & E. RAILROAD FROM WHICH THE NORTHEAST CORNER OF PARCEL 1 OF MINOR PARTITION 82-83 BEARS S66°42'00"E 338.50 FEET; THENCE ALONG THE SAID SOUTHERLY RIGHT OF WAY LINE N66°42'00"W 66.32 FEET; THENCE LEAVING SAID SOUTHERLY RIGHT OF WAY LINE S31°04'00"E 89.33 FEET; THENCE S14°44'00"E 46.92 FEET; THENCE S00°17'00"W 186.72 FEET; THENCE N01°00'42"E 103.65 FEET; THENCE N00°37'56"E 178.76 FEET TO THE POINT OF BEGINNING; CONTAINING 0.06 ACRES, MORE OR LESS AND WITH BEARINGS BASED ON SAID PLAT OF SUBDIVISION OF BLOCKS 2B AND 3 OF HOMEDALE, KLAMATH COUNTY, OREGON.

SUBJECT TO THE SOUTHERLY 5 FEET OF SAID LOT BEING CONVEYED TO KLAMATH COUNTY FOR ROAD PURPOSES BY DEED VOLUME 362, PAGE 561, DEEDS RECORDS OF KLAMATH COUNTY, OREGON.

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.

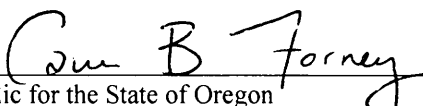
The true consideration for this conveyance is \$0 (Here comply with the requirements of ORS 93.030) THIS CONVEYANCE IS MADE PURSUANT TO "PROPERTY LINE ADJUSTMENT 7-18".

Dated this 17 day of August, 2018.


Scott Farrar

State of Oregon }
County of Klamath } ss

This instrument was acknowledged before me on this 17 day of August, 2018 by
Scott Farrar.


Notary Public for the State of Oregon
My commission expires: 12/9/19

