

ESC

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED

2019-001093

Klamath County, Oregon



00235312201900010930010018

02/05/2019 01:39:11 PM

Fee: \$82.00

TODD GOEBEL

P.O. BOX 885

KLAMATH FALLS, OREGON 97601

BRADLEY SALTENBURGER

JUDAH LOCKWOOD

2116 GETTLE KLAMATH FALLS, OREGON 97603

Grantor's Name and Address

After recording, return to (Name, Address, Zip):

BRADLEY SALTENBURGER

2116 GETTLE ST. KLAMATH FALLS, OREGON 97603

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

BRADLEY SALTENBURGER

2116 GETTLE ST.

KLAMATH FALLS, OREGON 97603

SPACE RESERVED
FOR
RECORDER'S USE

No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that TODD GOEBEL

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto BRADLEY SALTENBURGER AND JUDAH LOCKWOOD

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, to-wit:

THE SOUTHERLY 70 FEET OF LOTS 24 AND 25 IN BLOCK 6 OF PLEASANT VIEW TRACTS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH, OREGON.

EXCEPTING THEREFROM THE WEST 5 FEET THEREOF FOR THE WIDENING OF GARY STREET BY INSTRUMENT RECORDED JUNE 25, 1965 IN VOLUME 362, PAGE 480, DEED RECORDS OF KLAMATH COUNTY, OREGON.

THE PROPERTY IS COMMONLY KNOWN AS: 1731 GARY STREET, KLAMATH FALLS, OREGON 97603

(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 \$ THIRTY-FIVE THOUSAND DOLLARS. 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 deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on JANUARY 24TH, 2019; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, 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 197.352.

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on 2/5/2019

by Todd Goebel

This instrument was acknowledged before me on

by

as

of



OFFICIAL SEAL
TRACIE L. FALLON
NOTARY PUBLIC-OREGON
COMMISSION NO. 067908
MY COMMISSION EXPIRES NOVEMBER 5, 2021

Notary Public for Oregon

My commission expires 11/05/2021

Returned at Counter