

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY MEANS



GALLAGHER et al

2019-004960

Klamath County, Oregon

05/07/2019 03:22:06 PM

Fee: \$102.00

Grantor's Name and Address

William L Gallagher III & Diane F. Bacon

Grantee's Name and Address

After recording, return to (Name and Address):

William L Gallagher III & Diane Bacon

SPACE RESERVED
FOR
RECORDER'S USE

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

William L Gallagher III & Diane F. Bacon

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Michael R. Gallagher, Diane F. Bacon, John C. Gallagher, Suzanne Gallagher, William L. Gallagher III, Ryan Ross Gallagher & William *, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto William L. Gallagher III*and Diane F. Bacon**as Tenants in Common, 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):

*L. Gallagher IV

**as to an undivided 60% interest

***as to an undivided 40% interest

See attached Exhibit "B"
Legal Description

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(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 \$ 1.00. 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 April 1, 2019; any signature on behalf of a business or other entity is made with the authority of that entity.

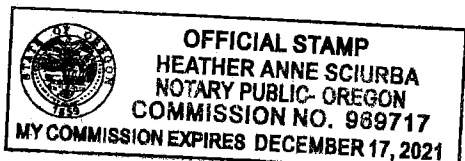
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2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

Michael R. Gallagher
Michael R. Gallagher
Diane F. Bacon
Diane F. Bacon
John C. Gallagher
John C. Gallagher

SEE ATTACHED EXHIBIT "A" SIGNATURE ADDENDUM

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on April 1, 2019, by Michael R. Gallagher

This instrument was acknowledged before me on _____,
by _____,
as _____,
of _____.

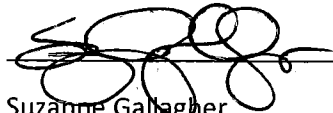


Notary Public for Oregon

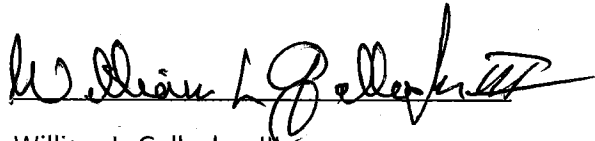
My commission expires Dec. 17, 2021

102ant

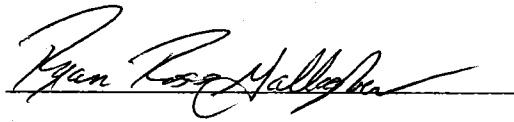
Exhibit "A" Signature Addendum



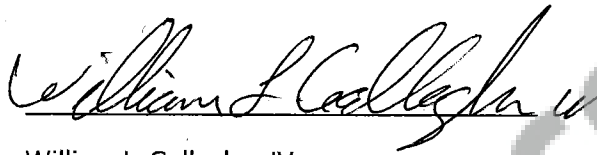
Suzanne Gallagher



William L. Gallagher III



Ryan Ross Gallagher



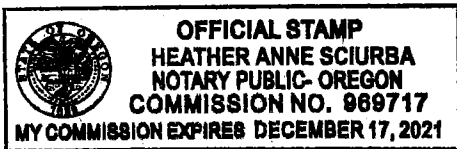
William L. Gallagher IV

SEE ATTACHED NOTARY ACKNOWLEDGEMENTS

Unofficial Copy

State of Oregon
County of Klamath

This instrument was acknowledged before me on 4/2/19
By John C. Gallagher

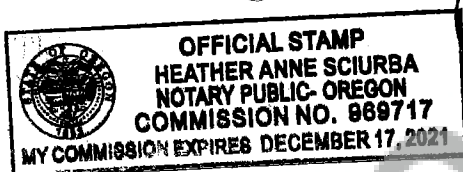


Heather Anne Sciurba

Notary Name (printed) Heather Anne Sciurba
Notary Public for Oregon
My commission expires: Dec. 17, 2021

State of Oregon
County of Klamath

This instrument was acknowledged before me on 4/4/19
By Suzanne Gallagher

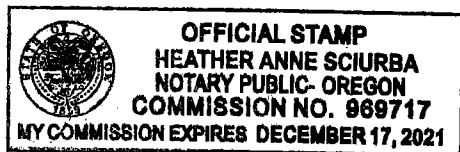


Heather Anne Sciurba

Notary Name (printed) Heather Anne Sciurba
Notary Public for Oregon
My commission expires: Dec. 17, 2021

State of Oregon
County of Klamath

This instrument was acknowledged before me on 4/17/19
By Diane F. Bacon



Heather Anne Sciurba

Notary Name (printed) Heather Anne Sciurba
Notary Public for Oregon
My commission expires: Dec. 17, 2021

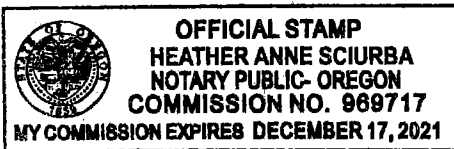
State of Oregon
County of Klamath

This instrument was acknowledged before me on

By William L. Gallagher

April 23, 2019

[Signature]



Notary Name (printed) Heather Anne Sciurba

Notary Public for Oregon

My commission expires: Dec. 17, 2021

State of Oregon
County of Klamath

This instrument was acknowledged before me on

By William L. Gallagher

April 25, 2019

[Signature]



Notary Name (printed) Heather Anne Sciurba

Notary Public for Oregon

My commission expires: Dec. 17, 2021

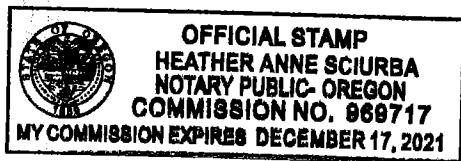
State of Oregon
County of Klamath

This instrument was acknowledged before me on

By Ryan Ross Gallagher

April 30, 2019

[Signature]



Notary Name (printed) Heather Anne Sciurba

Notary Public for Oregon

My commission expires: Dec. 17, 2021

EXHIBIT "B"

LEGAL DESCRIPTION

Parcel 2 of Land Partition 9-18 being a replat of Parcel 1 of Land Partition 21-17 situated in the SE1/4 of Section 25, the E1/2 of Section 36, Township 36 South, Range 11 East of the Willamette Meridian, SE1/4 of Section 19, Section 30, Section 31 and the W1/2 NW1/4 of Section 32, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County Oregon and being recorded on November 20, 2018 in Instrument 2018-014089, Klamath County Records.