

WHEN RECORDED RETURN TO:

Jason C. Broesder, Esq.  
770 S. Front Street, Suite 100  
Central Point, OR 97502

2019-008663

Klamath County, Oregon



00244599201900086630020024

07/31/2019 03:03:46 PM

Fee: \$87.00

SEND TAX STATEMENTS TO GRANTEE:

Jack D. Hendrickson  
25017 C Street  
Klamath Falls, OR 97601

**BARGAIN AND SALE DEED**

Jack D. Hendrickson, pursuant to that Limited Judgment of the Klamath County Circuit Court dated July 12<sup>th</sup>, 2019, Grantor, conveys any and all interest the Protected Person, Edith Evelyn Hendrickson a/k/a Edith E. Hendrickson has in the property to Jack D. Hendrickson, Grantee, the following real property situated in Klamath County, Oregon, described as follows, to-wit:

Lots 9 and 10, Tract "A", FRONTIER TRACTS, a platted portion of Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

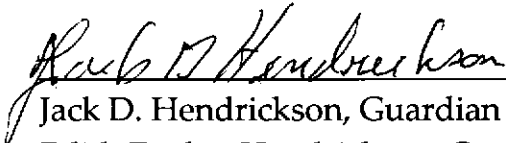
There is no cash consideration for this transfer.

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, AND 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

BARGAIN AND SALE DEED

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

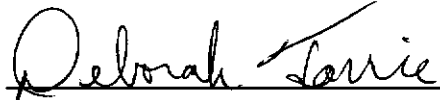
DATED this 25<sup>th</sup> day of July, 2019.

  
\_\_\_\_\_  
Jack D. Hendrickson, Guardian for  
Edith Evelyn Hendrickson, Grantor

STATE OF OREGON       )  
                                      ) ss.  
County of Klamath       )

On this 25<sup>th</sup> day of July, 2019, personally appeared Jack D. Hendrickson, before me and acknowledged the foregoing instrument to be his voluntary act and deed.



  
\_\_\_\_\_  
Notary Public for Oregon

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