

SHERIFF'S DEED

Grantor:

**KLAMATH COUNTY SHERIFF'S
OFFICE
3300 VANDENBERG ROAD
KLAMATH FALLS, OR 97603**

Grantee:

KRISTY WEIDER

After recording return to:

**KRISTY WEIDER
10571 Crystal Springs Rd.
Klamath Falls, OR 97603**

Until requested otherwise send all tax
statements to:

**KRISTY WEIDER
10571 Crystal Springs Rd.
Klamath Falls, OR 97603**

2019-010651

Klamath County, Oregon



00247011201900106510030035

09/13/2019 10:21:36 AM

Fee: \$92.00

SPACE RESERVED
FOR
RECORDER'S USE

Returned at Counter

THIS INDENTURE, Made this 09/13/2019, by and between Chris Kaber, Sheriff of Klamath County, Oregon, hereinafter called the grantor, and KRISTY WEIDER, hereinafter called the grantee; WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 17CV38416, Klamath County Sheriff's Office Number F18-0257, in which EVERBANK was plaintiff(s) and UNKNOWN HEIRS OF DEBRA ENDICOTT; PATRICK J. PAFFILE; FALCON HEIGHTS CONDOMINIUM ASSOCIATION, INC.; PARTIES IN POSSESSION was defendant(s), in which a Writ of Execution, which was issued on 10/18/2018, directing the sale of that real property, pursuant to which, on 03/13/2019 the real property was sold, subject to redemption, in the manner provided by law, for the sum of \$66,901.00, to KRISTY WEIDER, who was the highest and best bidder, that sum being the highest and best sum bid therefore. At the time of the sale, the purchaser paid the amount bid for the property to the grantor or grantor's predecessor in office. After Grantor received funds in the amount bid at the sale, a certificate of sale, as required by law, was duly executed and delivered to the purchaser.

The real property has not been redeemed from the sale, and the time for so doing has now expired. The grantee herein is the owner and holder of the Certificate of Sale and has delivered the certificate to grantor.

NOW, THEREFORE, by virtue of said Writ of Execution, and in consideration of the sum paid for the real property at the sale, the grantor has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey unto the grantee, grantee's heirs, successors, and assigns, that certain real property situated in Klamath County, Oregon, described as follows, to-wit:



THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE STATE OF OREGON, COUNTY OF
KLAMATH CITY OF KLAMATH FALLS, AND DESCRIBED AS FOLLOWS:

UNIT NUMBER 10758 (PREDDY AVENUE), TRACT NO. 1365, FALCON HEIGHTS CONDOMINIUM, STAGE
2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF
KLAMATH COUNTY, OREGON

The property is commonly known as: 10758 PREDDY AVE, KLAMATH FALLS, OR 97603

Together with all of the tenements, hereditaments and appurtenances thereunto belonging or in anywise
appertaining and all of the interest of the defendant(s) (and each of them) in and to the real property;

TO HAVE AND TO HOLD the same unto the grantee and grantee's heirs, successors, and assigns forever.

The true and actual consideration paid for this Sheriff's Deed, stated in terms of dollars, is \$50.00.

IN WITNESS WHEREOF, the grantor has executed this instrument.

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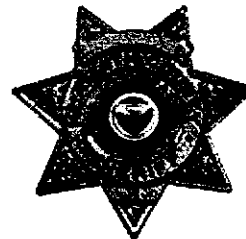
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**BEFORE SIGNING OR ACCEPTING THIS
INSTRUMENT, THE PERSON TRANSFERRING
FEE TITLE SHOULD INQUIRE ABOUT THE
PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300,
195.301 AND 195.305 TO 195.336 AND SECTIONS 5
TO 11, CHAPTER 424, OREGON LAWS 2007 AND
SECTIONS 2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



OFFICIAL STAMP
STEPHANIE LINTINE
NOTARY PUBLIC - OREGON
COMMISSION NO. 888
COMMISSION EXPIRES JULY 10, 2011

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.

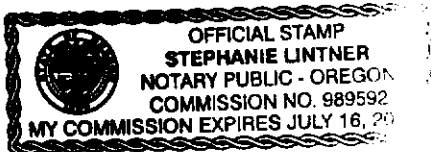
Chris Kaber, Sheriff of Klamath County, Oregon

Becky Collins
Deputy Becky Collins

STATE OF OREGON)
) ss
County of Klamath)

This instrument was acknowledged before me on 9/13/2019

by Becky Collins, Deputy for Chris Kaber, as Sheriff of Klamath County.



S. Lintner
Notary Public for the State of Oregon
My commission expires: July 16 2023

