

2019-010785

Klamath County, Oregon



00247157201900107850030035

09/16/2019 03:08:39 PM

Fee: \$92.00

Returned at Counter

After recording, return to:

Michael J. Meservey  
4210 Laverne Avenue  
Klamath Falls, OR 97603

Until a change is requested,  
all tax statements should be sent to:

Michael J. Meservey  
4210 Laverne Avenue  
Klamath Falls, OR 97603

**BARGAIN AND SALE DEED**

Under ORS 93.860

The grantor,

**ROBERT LOUIS MESERVEY**

CONVEYS to the grantee,

**MICHAEL JOHN MESERVEY**, a single man,  
4210 Laverne Avenue, Klamath Falls, OR 97603 - Sole Owner

the following described real property:

Lot 26 EXCEPT the East 80 feet thereof in Lloyd's Tracts as platted & recorded  
in Vol. M91, Page 18204, Klamath County, Oregon.

And commonly known as: 4210 Laverne Avenue, Klamath Falls, OR 97603

Parcel ID: R553314


The true and actual consideration this conveyance is \$ 53,500.00 as 1/2 share of  
home's value including contents.

**Source of Title:**

**This conveyance is made subject to:**

**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, CHAPTERS 885, 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 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 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424 OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTERS 885, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.**

IN WITNESS WHEREOF, the grantor has signed and sealed these presents this  
day of 16 SEP, 2019.

  
Signature  
Robert Louis Meservey  
Print Name  
Grantor  
Capacity

\_\_\_\_\_  
Signature  
\_\_\_\_\_  
Print Name  
\_\_\_\_\_  
Capacity

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Signature  
\_\_\_\_\_  
Print Name  
\_\_\_\_\_  
Capacity


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Signature  
\_\_\_\_\_  
Print Name  
\_\_\_\_\_  
Capacity

*Construe all terms with the appropriate gender and quantity  
required by the sense of this deed.*

STATE OF Oregon  
COUNTY OF Lamath

On this 16<sup>th</sup> day of September, 2019, before me, Notary Public in and for  
said state, personally appeared Robert Louis Meservey

identified to be the person whose name is subscribed to the within instrument, and  
who acknowledged to me he freely executed the same.

Signature:   
Print Name: Denise Davenport  
Title: Notary for the State of Oregon  
My Commission Expires: 10.25.2019

