

Returned at Counter

After recording return to:

Rhonda K. Manes

*Rhonda K Manes*  
PO Box 208  
Bly, OR 97422

Until a change is requested all tax statements shall be sent to the following address:

Rhonda K. Manes

*Rhonda K Manes*  
PO Box 208  
Bly, OR 97422

2019-011144

Klamath County, Oregon



00247583201900111440010014

09/24/2019 01:10:28 PM

Fee: \$82.00

**STATUTORY  
BARGAIN AND SALE DEED**

**Ronald J. Benson and Janice L. Benson, as tenants by the entirety, Grantor,** for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **Rhonda K. Manes, Grantee,** and unto grantee's heirs, successors and assigns, all of that certain property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in **Klamath County, Oregon,** described as follows. to-wit:

Lot 13 in Block 5, TRACT 1093 - PINECREST, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

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.

The true consideration for this conveyance is \$ 1.00 (Here comply with the requirements of ORS 93.030).

Dated: 9-24-2019, 2019.

*Ronald J. Benson*

Ronald J. Benson

*Janice L. Benson*

Janice L. Benson

STATE OF OREGON, County of Klamath

This instrument was acknowledge before me on September 24, 2019,

By Ronald J. Benson and Janice L. Benson



*Lisa M. Kessler*  
Notary Public for Oregon  
My commission expires December 19, 2022