

2019-012311

Klamath County, Oregon



00248984201900123110020028

10/21/2019 01:09:42 PM

Fee: \$87.00

Until a change is requested, send all tax statements to:

Paul & Kimberley Brumbaugh  
21420 Pennelele Rd.  
Red Bluff, CA 96080

After recording return to:

Paul & Kimberley Brumbaugh  
21420 Pennelele Rd.  
Red Bluff, CA 96080

### STATUTORY BARGAIN AND SALE DEED

RAY BRUMBAUGH, Grantor, conveys to PAUL BRUMBAUGH and KIMBERLEY BRUMBAUGH, husband and wife, Grantee, all of Grantor's right, title and interest in the following described real property located in Klamath County, Oregon:

S½E½ of Lot 20 in Block 2, also known as:

Lot 20 C in Block 2, Klamath Falls Forest Estates Sycan Unit, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true consideration for this conveyance is \$0.00 and is for estate planning purposes.

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.

DATED: 9/12, 2019.

Ray Brumbaugh  
Ray Brumbaugh

SUBSCRIBED AND ACKNOWLEDGED before me by Ray Brumbaugh, on 9/27, 2019.

*\* see attached \**

Notary Public for(State) \_\_\_\_\_  
My commission expires: \_\_\_\_\_

1 of 1 Bargain and Sale Deed

PREPARED BY

Cameron R. Bendixsen, OSB No. 135340  
Attorney At Law  
245 E. Main St. Suite E.  
Hermiston, OR 97838

# Jurat Certificate California only

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Butte

Subscribed and sworn to (or affirmed) before me on this 27th

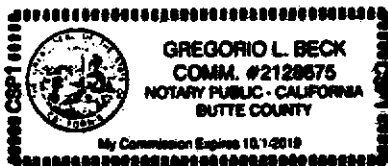
day of September, 2019, by Ray Brumbaugh

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Place Seal Here

Signature

Gregorio L. Beck



## Description of Attached Document

Type or Title of Document

Statutory Bargain and Sale Deed

Document Date

9/27/2019

Number of Pages

1

Signer(s) Other Than Named Above

None