

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REI

2019-012650

Klamath County, Oregon



00249422201900126500010010

10/29/2019 02:29:01 PM

Fee: \$82.00

SPACE RESERVED
FOR
RECORDER'S USE

Brenda T. Arquillano
4608 Bisbee ST
KL. FLS. OR. 97603

Grantor's Name and Address

Brenda T. Arquillano
4608 Bisbee ST.
KL. FLS. OR. 97603

Grantee's Name and Address

After recording, return to (Name and Address):

Brenda T. Arquillano
4608 Bisbee ST.
KL. FLS. OR. 97603

Until requested otherwise, send all tax statements to (Name and Address):

Same

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that

BRENDA T. ARQUILLANO who acquired title
hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
Brenda T. Arquillano & Tatiana A. Tanner not as
hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in _____ County,
State of Oregon, described as follows (legal description of property):

"EXHIBIT A"

*** AS Brenda A. Tanner
*** Tenants in common but with Right of
PARCEL 1: Survivorship

The North 139.6 feet of Lot 11, Block 3, SECOND ADDITION TO ALTAMONT ACRES, in the County of Klamath, State of Oregon. EXCEPTING THEREFROM 5 feet off the East boundary for the widening of Bisbee Street, as disclosed by instrument recorded July 1, 1965 in Bok 362 at Page 563, Deed Records of Klamath County, Oregon.

PARCEL 2:

A parcel of land located in Lot 10, Block 3, SECOND ADDITION TO ALTAMONT ACRES SUBDIVISION, situated in the SW 1/4 SE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a point on the South boundary of said Lot 10, from which the Southwest corner of said Lot 10 bears North 88° 51' 57" West 206.50 feet; thence from said point of beginning, North 00° 13' 47" West 13.00 feet, leaving said South boundary; thence South 88° 51' 57" East 100.00 feet to the West right of way of Bisbee Street; thence on said right of way, South 00° 13' 47" East 13.00 feet to the South boundary of said Lot 10; thence leaving said right of way and continuing on the South boundary of said Lot 10, North 88° 51' 57" West 100.00 feet to the point of beginning.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ _____. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. (The sentence between the symbols ®, if not applicable, should be deleted. See ORS 93.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on 10/29/19; any signature on behalf of a business or other entity is made with the authority of that entity.

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.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on October 29, 2019

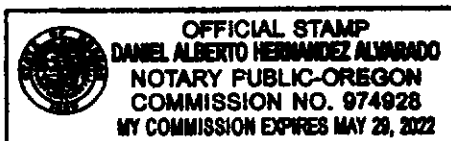
by Brenda T. Arquillano

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Daniel Alberto Hernandez Alvarado
Notary Public for Oregon
My commission expires May 29, 2022