

2019-013831

Klamath County, Oregon



00250823201900138310030032

11/26/2019 03:13:35 PM

Fee: \$92.00

**After recording return to:**

Steven Sheppard  
37291 Agency Lake Loop Road  
Chiloquin, OR 97624

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

Steven Sheppard  
37291 Agency Lake Loop Road  
Chiloquin, OR 97624

**STATUTORY BARGAIN AND SALE DEED**

**Steven Sheppard and Randee Sheppard, as Grantors, convey and warrant to Steven Sheppard and Jessica Lea Sheppard, husband and wife, as Grantees, all of their interest in that certain real property described as follows:**

**All of that portion of Government Lots 11 and 14 in Section 32, Township 33 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, lying Southwesterly of State Highway No. 427.**

After this transfer the real property will be held by Steven Sheppard and Jessica Lea Sheppard as tenants by the entirety.

The true and actual consideration for this conveyance is the sum of \$10.00 and other good and valuable consideration.

**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,**

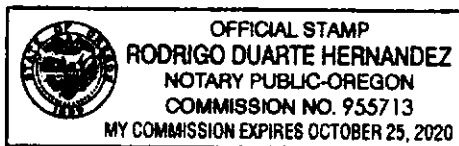


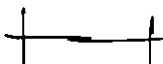
IN WITNESS WHEREOF, Grantor has executed this instrument on this 26 day of November, 2019.

  
Randee Sheppard

STATE OF OREGON                    )  
  ) ss.  
County of Klamath                 )

On this 26 day of November, 2019, personally appeared before me Randee Sheppard and acknowledged said instrument to be her voluntary act and deed.



  
Notary Public for the State of Oregon  
My Commission Expires: OCTOBER 25, 2020