

**This Instrument Prepared By:**

National Deed Network, Inc  
25400 US Hwy 19 North, Suite 236  
Clearwater, Florida 33763

**Return To &**

**Mail Tax Statements To:**

Michael P. Roche and Andrea M. Roche  
510 Harbor View Dr  
Klamath Falls OR 97601

**Tax Parcel ID#:** 894023

**File #:** Roche

## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that **MICHAEL P. ROCHE** and **ANDREA M. ROCHE** and **MICHAEL F. ROCHE** and **ANITA M. ROCHE**, each as to an undivided 25% interest, whose street address is 510 Harbor View Dr Klamath Falls OR 97601, hereinafter called "Grantors", for the consideration hereinafter stated, do hereby grant, bargain, sell and convey unto **MICHAEL P. ROCHE** and **ANDREA M. ROCHE**, whose street address is 510 Harbor View Dr Klamath Falls OR 97601 hereinafter called "Grantees", and unto grantees' heirs, successors and assigns, all of that certain real property, with tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

LOT 44 OF TRACT 1436, HARBOR VIEW, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.

Tax Parcel ID#: 894023

Property Address: **510 Harbor View Drive, Klamath Falls, OR 97601**

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. 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 true consideration for this conveyance is \$0.00 (Here comply with the requirements of ORS 93.030).

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

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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 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007. 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.

IN WITNESS WHEREOF, the grantors have executed this Bargain and Sale Deed on the 24th day of NOV, 2019.

Michael P. Roche

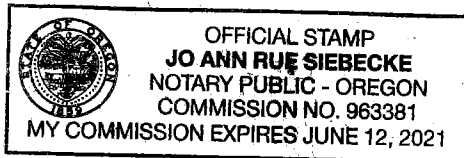
MICHAEL P. ROCHE

Andrea M. Roche

ANDREA M. ROCHE

STATE OF OREGON  
COUNTY OF KLAMATH

This instrument was acknowledged before me on NOV. 24, 2019 (date) by **MICHAEL P. ROCHE and ANDREA M. ROCHE**, each as to an undivided 25% interest.



Jo Ann R. Siebecke  
Notary Public  
JOANN R. SIEBECKE  
Print Name

My Commission Expires: 6-12-21

  
MTC 230499 AM

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## BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that **MICHAEL P. ROCHE** and **ANDREA M. ROCHE** and **MICHAEL F. ROCHE** and **ANITA M. ROCHE**, each as to an undivided 25% interest, whose street address is 21272 AVENUE NUDES LAKE FOREST, CA 92630 hereinafter called "Grantors", for the consideration hereinafter stated, do hereby grant, bargain, sell and convey unto **MICHAEL P. ROCHE** and **ANDREA M. ROCHE**, whose street address is 21272 AVENUE NUDES LAKE FOREST, CA 92630, hereinafter called "Grantees", and unto grantees' heirs, successors and assigns, all of that certain real property, with tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

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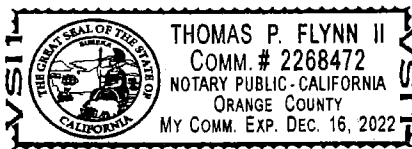
IN WITNESS WHEREOF, the grantors have executed this Bargain and Sale Deed on the 25<sup>TH</sup>  
day of NOVEMBER, 2019.

Michael F Roche  
MICHAEL F. ROCHE

Anita M Roche  
ANITA M. ROCHE

STATE OF CALIFORNIA  
COUNTY OF ORANGE

This instrument was acknowledged before me on 11/25/2019 (date) by  
MICHAEL F. ROCHE and ANITA M. ROCHE, each as to an undivided 25% interest.



Thomas P. Flynn II  
Notary Public  
Thomas P. Flynn II, Notary Public  
Print Name

My Commission Expires: 12-16-2022

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents, no boundary survey was made at the time of this conveyance.