

2020-001827

Klamath County, Oregon



00254525202000018270040041

02/13/2020 03:37:18 PM

Fee: \$97.00

This instrument prepared by:

Robin R. Clarke
26488 Wonderly Road
Rainier, OR 97048

When recorded, mail deed, and until a change
is requested, send future tax statements to:

Marc and Robin R. Clarke
26488 Wonderly Road
Rainier, OR 97048

Parcel ID number: 890319

Bargain and Sale Deed

THIS BARGAIN AND SALE DEED, made this 11 day of February, 2020, by the
GRANTOR:

Marc Clarke and Robin R. Clarke, Husband and Wife
26488 Wonderly Road
Rainier, OR 97048

to the GRANTEE:

Clarke Family Properties, LLC
26488 Wonderly Road
Rainier, OR 97048

WITNESSETH that the true and actual consideration for this conveyance is \$0.00

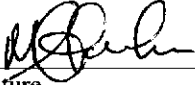
the receipt of which is hereby acknowledged, GRANTOR hereby conveys unto GRANTEE the
premises located in Klamath County, Oregon - legally described as follows:

All that portion of Lot 11, Tract 1383, Sierra Heights, according to the official plat thereof on file
in the office of the County Clerk of Klamath County, Oregon and being identified as Map Tax
Lot: 3910-006CC-01500, and including any and all easements of public record.

Property address: 2703 Sierra Heights Drive, Klamath Falls, Oregon 97603

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.



Signature
Marc Clarke

Print name
MARC CLARKE


Capacity

NA

Signature

Print name

Capacity



Signature
Robin R. Clarke

Print name

Capacity

NA

Signature

Print name

Capacity

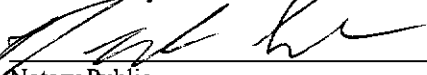
STATE OF Oregon)

COUNTY OF Columbia)

Signed and sworn to (or Affirmed) before me on this 11 day of February, 20 20, by

Marc Clarke and Robin R. Clarke

WITNESS my hand and official seal.

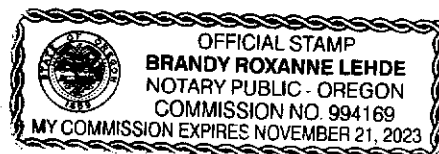


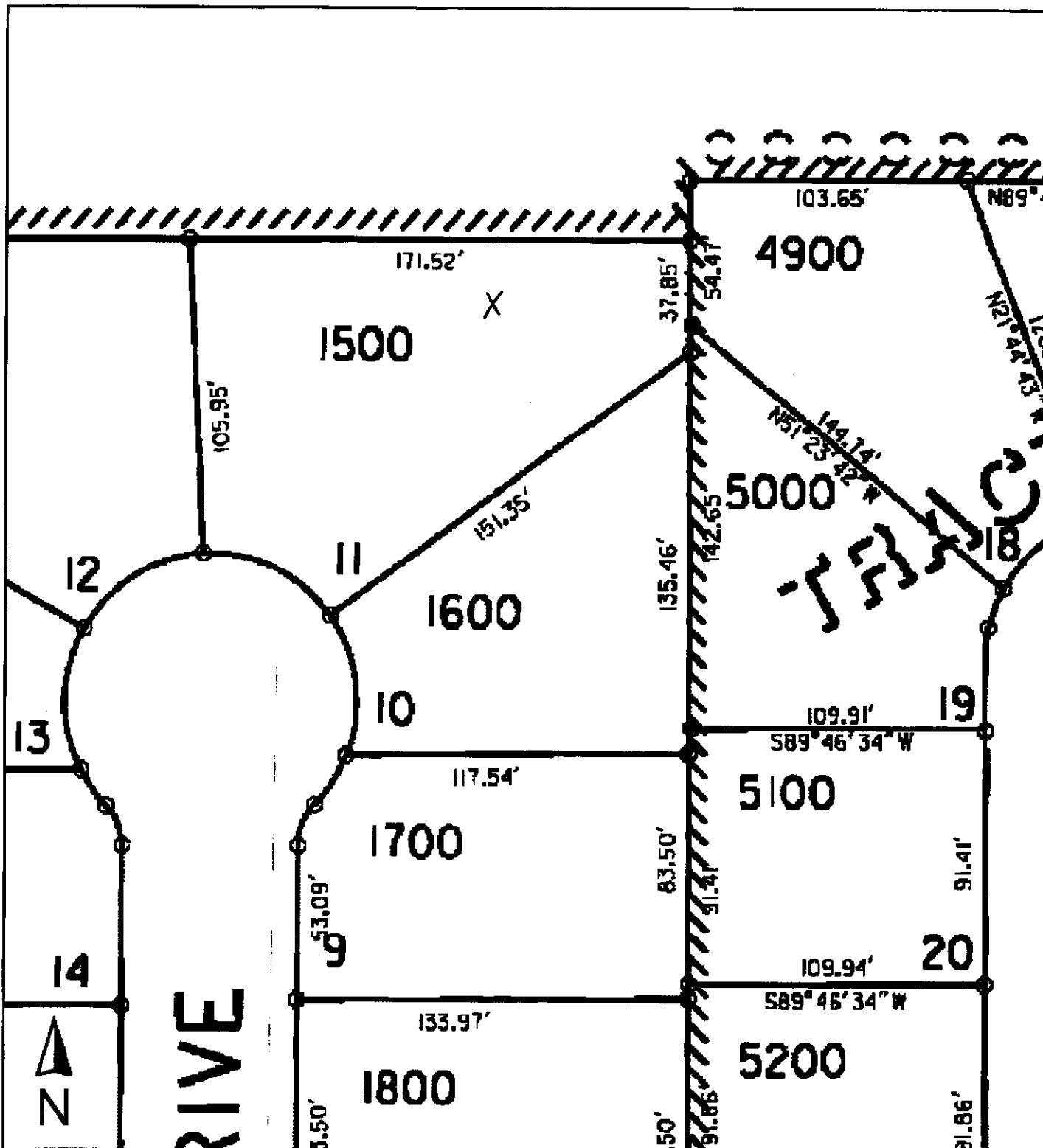
Notary Public
Brandy Lehde

Print name
Nov 11 2023

My commission expires

[NOTARY SEAL]





ParcelID: 890319

**2703 Sierra Heights Dr
Klamath Falls, OR 97603**

This map/plat is being furnished as an aid in locating the herein described land in relation to adjoining streets, natural boundaries and other land, and is not a survey of the land depicted. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the company does not insure dimensions, distances, location of easements, acreage or other matters shown thereon.

AmériTitle

EXHIBIT "A"
LEGAL DESCRIPTION

Lot 11, Tract 1383, SIERRA HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.