

2020-002114

Klamath County, Oregon



00254859202000021140030032

02/20/2020 03:47:07 PM

Fee: \$92.00

Grantor's Name & Address

Versteeg, Charles 255 Yale Drive Medford, OR 97601
Wilcox, Miles 335SW 42nd Ave Portland, OR 97219

10335

Grantee's Name & Address

Charles Versteeg 255 Yale Drive Medford, OR 97601
Miles & Kimberly Wilcox 335SW 42nd Ave Portland, OR 97219

10335

After Recording Return to:

Aspell Henderson 122 S. 5th St.
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to:

Charles Versteeg
255 Yale Drive
Medford, OR 97504

Returned at Counter

BILL OF SALE

WHEREAS, Charles N. Versteeg Jr. And Rebecca T. Versteeg, Husband and Wife, by a Bill of Sale dated July 14, 1983 from Houston L. Bush and Charity H. Bush to Charles N. Versteeg Jr., Rebecca T. Versteeg, John R. Barker, Susan M. Barker, Pater(sic) Peter B. Slaubaugh and Jackie L. Slaubaugh dated July 14, 1983 and recorded March 10, 2017 at 2017-05055 Klamath County deed records, together with a Fulfilment Bill of Sale by which Peter J. Slaubaugh and Jacquelyn Slaughbaugh conveyed their undivided interest to Charles N. Versteeg and Rebecca T. Versteeg and John R. Barker and Susan M. Barker as dated October 1, 2018 and recorded February 22, 2019 at 2019-001658 Klamath County deed records by which Charles N. Versteeg and Rebecca T. Versteeg hold an undivided 50% interest in the improvements located at Block L, Lot 2, Lake of the Woods, Klamath County, Oregon;

Whereas Miles R. Wilcox by virtue of a Bill of Sale dated July 14, 1983 from Houston L. Bush and Charity H. Bush to Charles N. Versteeg Jr., Rebecca T. Versteeg, John R. Barker, Susan M. Barker, Pater [sic]. Slaughbaugh and Jackie L. Slaughbaugh as recorded March 10, 2017 at 2017-05055 Klamath County deed records; and a Fulfilment Bill of Sale by which Peter J. Slaughbaugh and Jacquelyn Slaughbaugh conveyed their undivided interest to John R. Barker and Susan M. Barker, Charles N. Versteeg and Rebecca T. Versteeg, as dated October, 2018, recorded February 22, 2019 at 2019-001658, which by virtue of a judgment of dissolution dated July 29, 1991, the interest of Susan M. Barker was released to John R. Barker, as recorded February 22, 2019 at 2019-001657 Klamath County deed records; from which by a Quit Claim Deed dated November 19, 2007 John R. Barker and Julie A. Jelline conveyed an undivided 1/4 interest to Miles R. Wilcox and Kimberly A. Wilcox as recorded November 19, 2007 at 2007-19621 Klamath County deed records, a Bargain and Sale Deed by which Kimberly A. Wilcox conveyed her interest to Miles R. Wilcox dated April 24, 2006 and recorded June 12, 2006 at M06-11841 Klamath County deed records and a Bill of Sale dated the 14th day of November, 2019 Nunc pro tunc November 2, 2002, from John R. Barker to Miles Wilcox and Kimberly Wilcox and recorded December 13, 2019 at 2019-014494 Klamath County Deed Records which conveyed all remaining interest at 2019-014494; by which Miles R. Wilcox aka Miles Wilcox, holds an undivided 50% interest in Block L, Lot 2, Lake of the Woods, Klamath County Oregon.

NOW THEREFORE, Charles N. Versteeg Jr. And Rebecca T. Versteeg do hereby grant, bargain, convey and confirm an undivided 50% interest as tenants in common with Miles R. Wilcox and Miles R. Wilcox does hereby grant, bargain, convey and confirm to Charles N. Versteeg Jr., and Rebecca T. Versteeg, Husband and Wife, tenants by the entirety and undivided 50% interest as tenants in common in and to Block

L, Lot 2, Lake of the Woods, Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ confirmation of chain of title. 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.

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 this 11 day of Feb., 2020 Nunc pro tunc to TV day of January, 2002.



Charles Versteeg
Charles Versteeg

Rebecca Versteeg
Rebecca Versteeg

STATE OF Oregon)
County of Jackson)ss:

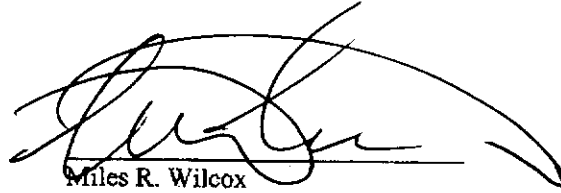
ACKNOWLEDGED BEFORE ME this 11 day of Feb., 2020, by
Taylor Marie Payton

STATE OF Oregon)
County of Jackson)ss:

Taylor Payton
NOTARY PUBLIC FOR OREGON
My Commission Expires: OCT. 22, 2023

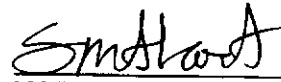
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Miles R. Wilcox

ACKNOWLEDGED BEFORE ME this 3rd day of February, 2020, by
Miles R. Wilcox




NOTARY PUBLIC FOR OREGON
My Commission Expires: 11/11/2023