

**2020-005201**

**Klamath County, Oregon**



00258254202000052010030036

04/23/2020 09:29:30 AM

Fee: \$92.00

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY . .

**WHEN RECORDED RETURN TO:**

Judith Purkiss  
6508 Cone Peak Dr.  
Carson City, Nevada 89701

**MAIL TAX STATEMENTS TO:**

Judith L. Purkiss  
6508 Cone Peak Dr.  
Carson City, Nevada 89701

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**BARGAIN AND SALE DEED WITH COVENANTS**

THE GRANTOR(S),

- Heather D. Csimma, a single person,

for and in consideration of: One Dollar (\$1.00) and other good and valuable consideration grants and releases with covenants to the GRANTEE(S):

- Judith L. Purkiss, 6508 Cone Peak Dr., Carson City, Carson County County, Nevada, 89701,

the following described real estate, situated in Klamath Falls, in the County of Klamath County, State of Oregon:

(legal description): Lot 6, Block 301, Darrow Addition to Klamath Falls, OR, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Grantor grants, all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither

Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof. Grantor covenants that Grantor has not taken any action or suffered anything whereby the property conveyed herein has been encumbered in any way.

Tax Parcel Number: 3809-033DA-08100

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. 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.

**Grantor Signatures:**

DATED: 4-20-2020

A handwritten signature in black ink, appearing to read 'Heather D. Csimma', written over a horizontal line.

Heather D. Csimma  
2512 Reclamation Ave.  
Klamath Falls, Oregon, 97601

STATE OF OREGON, COUNTY OF KLAMATH COUNTY, ss:

This instrument was acknowledged before me on this 20<sup>th</sup> day of April,  
2020 by Heather D. Csimma.



Louise Monteith  
Notary Public

Signature of person taking acknowledgment

Notary  
Title (and Rank)

My commission expires April 05, 2020