

2020-006233

Klamath County, Oregon



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05/19/2020 02:38:46 PM

Fee: \$87.00

Returned at Counter

After recording, return to :
Brandsness, Brandsness & Rudd, P.C.
Attorneys at Law
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:
Marc A. La Rocca and Tobie Jo La Rocca,
Trustees of the La Rocca Revocable Trust
3352 Nesta Drive
San Jose, CA 95118

Grantors:

Marc A. La Rocca and Tobie Jo La Rocca
3352 Nesta Drive
San Jose, CA 95118

Grantee:

Marc A. La Rocca and Tobie Jo La Rocca,
Trustees of the La Rocca Revocable Trust
3352 Nesta Drive
San Jose, CA 95118

BARGAIN AND SALE DEED

Marc A. La Rocca and Tobie Jo La Rocca, as tenants by the entirety, Grantors, convey to Marc A. La Rocca and Tobie Jo La Rocca, Trustees of the La Rocca Revocable Trust, Grantee, their interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

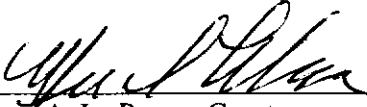
Lot 1 in Block 51 of BUENA VISTA ADDITION to the City of Klamath Falls,, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

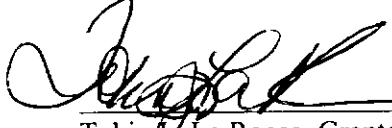
Acct No. 442293

The true and actual consideration for this transfer is \$0.00.

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 May, 2020.


Marc A. La Rocca, Grantor


Tobie Jo La Rocca, Grantor

ACKNOWLEDGEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

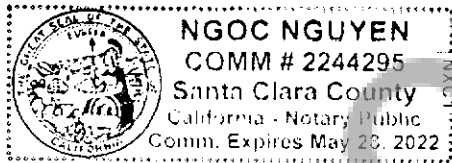
STATE OF CALIFORNIA)

County of Santa Clara) ss.
~~San Diego~~

On 05/11/2020, 2020, before me, NGOC NGUYEN,
Notary Public, personally appeared Marc A. La Rocca and Tobie Jo La Rocca, who proved to me
on the basis of satisfactory evidence to be the persons whose names are subscribed to the within
instrument and acknowledged to me that they executed the same in their authorized capacity, and
that by their signatures on the instrument are the persons or the entity upon behalf of which the
persons acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the
foregoing paragraph is true and correct.

WITNESS my hand and official seal.



[Signature]
Notary Public for California

My Commission Expires: MAY 28, 2022