

2020-006365

Klamath County, Oregon

05/22/2020 12:10:09 PM

Fee: \$87.00

AFTER RECORDING, RETURN TO:

Oregon Elder Law
2173 NE Broadway
Portland, Oregon 97232

**UNTIL A CHANGE IS REQUESTED, ALL
TAX STATEMENTS SHALL BE SENT TO:**

Stacia Hanson
10662 Wright Avenue
Klamath Falls, Oregon 97603

GRANTOR:

Sharon L. Hanson
5715 Valley View Lane
Klamath Falls, Oregon 97601

GRANTEE:

Stacia Hanson
10662 Wright Avenue
Klamath Falls, Oregon 97603

The Space Above Is Reserved for Recorder's Use

BARGAIN AND SALE DEED

Sharon L. Hanson, by and through her Agent and Attorney-In-Fact Charissa Rotramel, and pursuant to the authority granted under Power of Attorney dated October 9, 2019, Grantor, conveys to Stacia Hanson, Grantee, the following described real property:

Legal Description: Lot 9, Block 8, Tract No. 1016, known as GREEN ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Street Address: 5715 Valley View Lane, Klamath Falls, Oregon 97601

Map / Tax Lot: 3908-001C0/06500

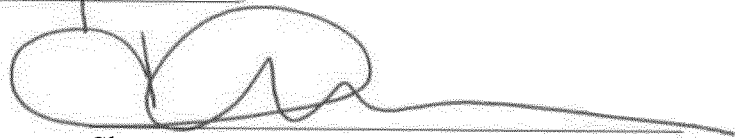
This property is free from encumbrances except for those of record.

The true consideration for this conveyance is None.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS 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, AND 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855 OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

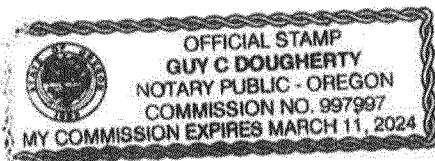
DATED this 21st day of May, 2020.



Sharon Hanson by Charissa Rotramel, Agent
under Power of Attorney signed on 10/9/2019

STATE OF OREGON)
) ss.
County of Multnomah)

The foregoing instrument was acknowledged before me on this 21st day of May, 2020 by Sharon Hanson by Charissa Rotramel, Agent under Power of Attorney signed on 10/9/2019.





Notary Public for Oregon