

THIS SPACE RESERVED FOR RECORDER'S USE

2020-009903

Klamath County, Oregon



00263551202000099030030033

08/11/2020 09:42:57 AM

Fee: \$92.00

Aloria Say

Returned at Counter

James Say and Gloria Say

Grantor's Name and Address

Hayes Van De Hey

P.O. Box 133

Chiloquin Or 97624

Grantee's Name and Address

After recording return to:

Hayes Van De Hey

P.O. Box 133

Chiloquin Or 97624

Until a change is requested all tax statements
shall be sent to the following address:

Same as above

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

James Say and Gloria Say,

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Hayes Van De Hey,

hereinafter called Grantee, and unto Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of **Klamath**, State of Oregon, described as follows, to wit:

SEE EXHIBIT "A" ATTACHED HERETO FOR LEGAL DESCRIPTION.

The true and actual consideration paid for this transfer, stated in terms of dollars, is **\$1.00**.
However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

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.

In Witness Whereof, the grantor has executed this 11th day of Aug, 2020; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

James S. Say
James S. Say

Gloria Say
Gloria Say

State of OR } ss
County of Klamath }

On this 11th day of Aug, 2020, before me, Deborah Anne Sinnock a Notary Public in and for said state, personally appeared James S. Say and Gloria Say, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Deborah Anne Sinnock
Notary Public for the State of OR
Residing at: Klamath Co.
Commission Expires: 8.30.21

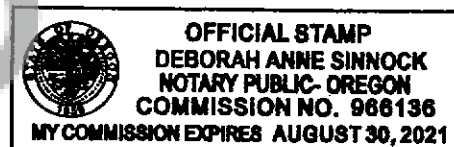


EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

A tract of land in Government Lot 16 of Section 7, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the intersection of the Westerly right of way line of Oregon State Highway No. 427 and the South line of Lot 16, said township and range; thence Westerly along the said South line of said Lot 16, 150 feet to a point; thence North $0^{\circ} 57'$ West 150 feet to a point; thence Easterly and parallel with the South line of said Lot 16, 150 feet, more or less, to the West right of way line of Oregon State Highway NO. 427; thence South $0^{\circ} 57'$ East along said Westerly right of way line 150 feet, more or less, to the point of beginning.

PARCEL 2:

The Westerly 300 feet of the Easterly 450 feet of the Southerly 150 feet of that portion of Government Lot 16, in Section 7, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, lying Westerly of Highway #427, RESERVING THEREFROM an easement over the Northerly 15 feet thereof for access to and from the lakeshore, Klamath County, Oregon.