

2020-012090

Klamath County, Oregon



00266036202000120900010018

09/22/2020 01:54:29 PM

Fee: \$82.00

BARGAIN AND SALE DEEDWalter K. Kokubun, Trustee
GrantorScott D. MacArthur
125 S. 6th Street
Klamath Falls, OR 97601
GranteeAfter recording return to and
Send tax statements to:
Grantee

KNOW ALL MEN BY THESE PRESENTS, that WALTER K. KOKUBUN, Trustee, Trustee of the Earnest T. Kokubun Revocable Living Trust, dated September 14, 2006, hereinafter called Grantor for the consideration hereinafter stated, does hereby grant, bargain sell and convey to SCOTT D. MacARTHUR, hereinafter called grantee, and unto grantees' heirs, successors and assigns all of their interest in that certain real property with the tenements, hereditments and appurtenances thereunto belonging or in any way appertaining to the following described real property herein in Klamath County, Oregon, to-wit:

The N ½ of lot 16, Block 23 KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 1, as recorded in the office of the County Recorder of Klamath County, Oregon.

Map/Tax R-3711-028DO-04300-000

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

The true consideration for this conveyance is \$1,000 and other good and valuable consideration.

Dated this 9th day of June, 2020.

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.

Walter K. Kokubun, Trustee

STATE OF HAWAII

County of Honolulu

) ss.
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On this 9th day of June, 2020, before me, Personally appeared, Walter K. Kokubun, Trustee, to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act and deed.

Doc Date: 6/9/2020 # Pages: 1(SEAL) Name: Chanelle Gibson 1st CircuitDoc. Description: Bargain + Sale Deed

Notary Public for Hawaii

My Commission Expires: _____

Signature

6/9/2020

Date

Chanelle Gibson

Commission expires: 12/24/2022

NOTARY CERTIFICATION

Returned at Counter