

2020-013727

Klamath County, Oregon

10/23/2020 01:13:00 PM

Fee: \$87.00



After recording return to:
First American Title
PO Box 3948
Sunriver, OR 97707

Until a change is requested all tax
statements shall be sent to the
following address:
No Changes

File No.: 7064-3537824 (SNB)
Date: August 26, 2020

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY BARGAIN AND SALE DEED

Dolores A. Hunter who acquired title as Dolores A. Caldwell, Grantor, conveys to **Dwight Panton**, Grantee, the following described real property:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Lot 8 in Block 1 of Wagon Trail Acreages No. 1, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true consideration for this conveyance is **\$To clear up any right, title or interest.** (Here comply with requirements of ORS 93.030)

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.

After recording return to:
First American Title
395 SW Bluff Drive, Suite 100
Bend, OR 97702

APN: 127687

Bargain and Sale Deed
- continued

File No.: 7064-3537824 (SNB)
Date: 08/26/2020

Dated this 19 day of October, 2020.

Dolores A. Hunter
Dolores A. Hunter

STATE OF Oregon)
County of Washington)ss.

This instrument was acknowledged before me on this 19 day of October, 2020
by **Dolores A. Hunter**.

Dean M. Shyshlak

Notary Public for Oregon
My commission expires:

04/01/24

