



THIS SPACE RESERVED FOR

2020-015506
Klamath County, Oregon
11/30/2020 12:16:02 PM
Fee: \$87.00

Chris W. Jones
1528 Etna Street
Klamath Falls OR 97603
Grantor's Name and Address

Chris Jones and Maria Jones
1528 Etna Street
Klamath Falls, OR 97603
Grantee's Name and Address

After recording return to:
Chris Jones and Maria Jones
1528 Etna Street
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:
Chris Jones and Maria Jones
1528 Etna Street
Klamath Falls, OR 97603

File No. 415950AM

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

Chris W. Jones,

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

Chris Jones and Maria Jones, as Tenants by the Entirety,

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:

A portion of Tract 10, GARDEN TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and being more particularly described as follows:

Beginning at a point on the West line of Etna Street, said point being North 2 feet from the Southeast corner of said Tract 10, thence continuing North along said West line 73 feet, thence West 75 feet, thence South 73 feet to a point lying North 2 feet from the South line of said Tract 10, thence East 75 feet to the point of beginning, with bearings based on Minor Partition 81-19 as filed in the Office of the County Engineer, Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$to convey title. 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.

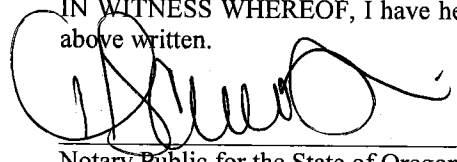
In Witness Whereof, the grantor has executed this instrument this 23 day of Nov., 2020; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.


Chris W. Jones

State of Oregon } ss
County of Klamath }

On this 23 day of November, 2020, before me, Heather Sciurba a Notary Public in and for said state, personally appeared Chris W. Jones, 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.


Notary Public for the State of Oregon
Residing at: Klamath Falls OR
Commission Expires: 12/17/2021

