

2021-003833

Klamath County, Oregon

GRANTOR NAME AND ADDRESS:

Ray Siens, Jr.
22625 Elk Street
Klamath Falls, Oregon 97601



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03/15/2021 02:23:33 PM

Fee: \$82.00

GRANTEE NAME AND ADDRESS:

Knute Klingerman
1900 Hazel Street
Medford, Oregon 97501

AFTER RECORDING RETURN TO:

Neal G. Buchanan, Attorney
435 Oak Avenue
Klamath Falls, Oregon 97601

UNTIL A CHANGE IS REQUESTED

SEND TAX STATEMENTS TO:

Knute Klingerman
1900 Hazel Street
Medford, Oregon 97501

BARGAIN AND SALE DEED - STATUTORY FORM


RAY SIENS, JR., Trustee of the Ray Siens, Jr. Revocable Trust uad 06-26-2018, GRANTOR, conveys to KNUTE KLINGERMAN, GRANTEE, the real property situated in Klamath County, Oregon, and legally described as follows, to-wit:

Lots 9 and 10, Block 3, FOX HOLLOW, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance stated in terms of dollars is \$0. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration, being as a gift.

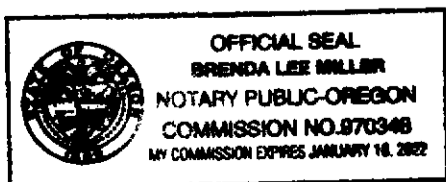
"BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009 AND SECTIONS 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 15th day of MARCH, 2021.


RAY SIENS, JR., Trustee of the Ray
Siens, Jr. Revocable Trust uad 06-26-2018

STATE OF OREGON)
) ss.
County of Klamath)

This instrument was acknowledged before me on 15th day of March, 2021 by RAY SIENS, JR., Trustee of the Ray Siens, Jr. Revocable Trust uad 06-26-2018.




NOTARY PUBLIC FOR OREGON
My Commission Expires: 1-18-22