

TICOR TITLE

442813AM
470321073501

RECORDING REQUESTED BY:



300 Klamath Ave
Klamath Falls, OR 97601

GRANTOR'S NAME:

Bradford

GRANTEE'S NAME:

Bradford

AFTER RECORDING RETURN TO:

Trudy Lycett
Ticor Title
1555 E. McAndrews Rd
Medford, OR 97504

SEND TAX STATEMENTS TO:

Kim Pickett Bradford
41506 Lakewoods Drive
Klamath Falls, OR 97601

41506 Lakewoods Drive, Klamath Falls, OR 97601

SPACE ABOVE THIS LINE FOR RECORDER'S USE

BARGAIN AND SALE DEED - STATUTORY FORM
(INDIVIDUAL or CORPORATION)

Kim Pickett Bradford, Grantor, conveys to **Kim M. Pickett Bradford**, Grantee, the following described real property, situated in the County of Klamath, State of Oregon,

See Attached Exhibit 'A'

The true consideration for this conveyance No Dollars And No/100 Dollars **(\$0.00)**. (See 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.

2021-005536

Klamath County, Oregon

04/13/2021 01:30:00 PM

Fee: \$92.00

BARGAIN AND SALE DEED - STATUTORY FORM

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 4/8/2021

Kim Pickett Bradford
Kim Pickett Bradford

State of Oregon
County of Clatsop

This instrument was acknowledged before me on 4/8/2021 by
Kim Pickett Bradford

Kimberly Lori Ayres
Notary Public - State of Oregon

My Commission Expires: 12/8/14

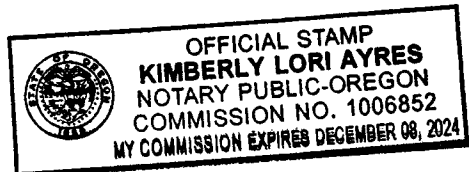


EXHIBIT "A"
LEGAL DESCRIPTION

Lot 21, Block 3, Tract No. 1051, LAKEWOODS UNIT #2, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.