

2021-006133

Klamath County, Oregon



00278399202100061330030033

04/20/2021 03:09:52 PM

Fee: \$92.00

After recording, return to:

Joshua Jay McClaughry
408 Bishop Way
Brownsville, OR 97327

Until a change is requested,

all tax statements should be sent to:

Joshua Jay McClaughry
408 Bishop Way
Brownsville, OR 97327

BARGAIN AND SALE DEED

Under ORS 93.860

The grantor,

Doug McClaughry, a single man
26839 Gap Rd
Brownsville, OR 97327

CONVEYS to the grantee,

Joshua Jay McClaughry, a married man
408 Bishop Way
Brownsville, OR 97327

the following described real property:

Lots 9, 10, 11 Block 5
Klamath Country Estates
Klamath County Oregon

And commonly known as: KCE Lots 142, 143, 144

Parcel ID:

The true and actual consideration this conveyance is \$ 5,000 ⁰⁰

Five Thousand Dollars

Returned at Counter

Source of Title:

Being the same property conveyed by Deed in
Lien Foreclosure from William and Melody Giller
to Doug McClaughey in the Records of County Clerk, Klamath
This conveyance is made subject to: county Oregon

Easements, restrictions, and rights of way appearing of record
or enforceable in law and equity, and general property taxes for
the year 2021 and thereafter.

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, CHAPTERS 885, 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 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 TO 195.336 AND SECTIONS 5 TO
11, CHAPTER 424 OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17,
CHAPTERS 885, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER
8, OREGON LAWS 2010.

IN WITNESS WHEREOF, the grantor has signed and sealed these presents this 20th
day of April, 2021.

Doug McClaughry
Signature
Doug McClaughry
Print Name
Grantor
Capacity

Signature

Print Name

Capacity

Signature

Print Name

Capacity

Signature

Print Name

Capacity

*Construe all terms with the appropriate gender and quantity
required by the sense of this deed.*

STATE OF Oregon
COUNTY OF Klamath

On this 20th day of April, 2021, before me, Notary Public in and for
said state, personally appeared Doug McClaughry

_____,
identified to be the person whose name is subscribed to the within instrument, and
who acknowledged to me ~~that he~~ freely executed the same.

Signature: Cathy Sue Mason
Print Name: Cathy Sue Mason
Title: Relationship Banker
My Commission Expires: May 15, 2021

