

After recording return to:

Brittany Kirk
5613 Shasta Way
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:

Brittany Kirk
5613 Shasta Way
Klamath Falls, OR 97603

2021-006640

Klamath County, Oregon



00278980202100066400010018

04/28/2021 01:16:05 PM

Fee: \$82.00

Edward Pelletier
Returned at Counter

STATUTORY
BARGAIN AND SALE DEED

Edward C. Pelletier, Grantor, conveys to Brittany Kirk, Grantee, the following real property situated in Klamath County, Oregon, to-wit:

Parcel 2 of “Land Partition 34-20”, being a portion of lot 67 of “Fair Acres Subdivision No. 1, situated in the SE1/4 SE1/4 of Section 35, T38S, R9EWM, Klamath County, Oregon.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON’S RIGHT, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 242, 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 LAWFULL 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”.

The true consideration for this conveyance is \$0. (Here comply with the requirements of ORS 93.030).

Dated this 28 day of April, 20 21.

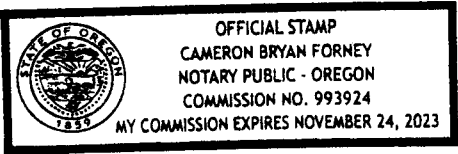
Edward C. Pelletier
Edward C. Pelletier

STATE OF OREGON
COUNTY OF KLAMATH ss}

This instrument was acknowledged before me on April 28, 2021

By Edward C. Pelletier

Cameron Bryan Forney
Notary Public for the State of Oregon



My commission expires: November 24, 2023