



THIS SPACE RESERVED FOR

2021-009325
Klamath County, Oregon
06/14/2021 10:03:01 AM
Fee: \$87.00

Rebecca Lynn Sethi who acquired title as Rebecca Lynn Seal
same as below

Grantor's Name and Address

Tarun Sethi and Rebecca Sethi
4043 Anderson Ave.
Klamath Falls, OR 97603

Grantee's Name and Address

After recording return to:
Tarun Sethi and Rebecca Sethi
4043 Anderson Ave.
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:
Tarun Sethi and Rebecca Sethi
4043 Anderson Ave.
Klamath Falls, OR 97603

File No. 437417AM

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

Rebecca Lynn Sethi, who acquired title as Rebecca Lynn Seal,

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

Tarun Sethi and Rebecca Sethi, 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 the NE1/4 of the NE1/4 of Section 15, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the Westerly right of way line of Summers Lane which lies South 0°10' East along the section line a distance of 1062.3 feet, and North 88° 30' West a distance of 30 feet from the Northeast corner of Section 15, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; running thence North 88° 39' West a distance of 275.4 feet to an iron pin; thence South 0° 10' East parallel to the section line a distance of 228.4 feet to an iron pin, the point of beginning; thence South 88° 39' East a distance of 115 feet to a wooden stake; thence North 0° 10' West parallel to the section line a distance of 175 feet to a wooden stake; thence North 88° 39' West a distance of 115 feet to a wooden stake; thence South 0° 10' East parallel to section line 175 feet to an iron pin, the point of beginning.

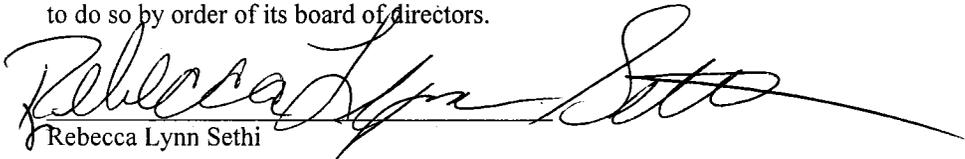
The true consideration for this conveyance is \$to convey title.

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 9th day of June, 2021 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.


Rebecca Lynn Sethi

State of Oregon } ss
County of Klamath }

On this 9 day of June, 2021, before me, Marjorie Anne Stuart a Notary Public in and for said state, personally appeared Rebecca Lynn Sethi, 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: 5/18/2025

