

2021-010863

Klamath County, Oregon



00283778202100108630010016

07/13/2021 01:54:25 PM

Fee: \$82.00

After recording, return to:

Ann Frances Malfavon & Emmanuel Malfavon, Jr
2458 Patterson Street
Klamath Falls, OR 97603

Send tax statements to:

Ann Frances Malfavon & Emmanuel Malfavon, Jr
2458 Patterson Street
Klamath Falls, OR 97603

Grantor:

Rhonda L. Albert
P.O. Box 1245
Chiloquin, OR 97624

Grantees:

Ann Frances Malfavon & Emmanuel Malfavon, Jr
2458 Patterson Street
Klamath Falls, OR 97603

Returned at Counter

BARGAIN AND SALE DEED

Rhonda L. Albert, Grantor, conveys to Ann Frances Malfavon and Emmanuel Malfavon, Jr., as tenants by the entirety, Grantees, her interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 19 in Block 1 of Homeland Tracts, 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 transfer is \$0.00.

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.

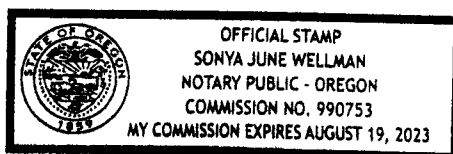
DATED this 13th day of July, 2021.

Rhonda L. Albert

Rhonda L. Albert, Grantor

STATE OF OREGON)
County of Klamath) ss.

Personally appeared before me this 13th day of July, 2021, the above-named Rhonda L. Albert, Grantor, and acknowledged the foregoing instrument to be her voluntary act. Before me:



Sonya June Wellman

Notary Public for Oregon

My Commission expires: 08/19/2023