

2021-010885

Klamath County, Oregon



00283800202100108850010011

07/14/2021 09:43:58 AM

Fee: \$82.00

After recording, return to:

Brandsness, Brandsness & Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:

Washburn Way, LLC
2322 Washburn Way
Klamath Falls, OR 97603

Grantor:

Matzatlan Griol, Inc.
P.O. Box 781
Corvallis, OR 97339

Grantee:

Washburn Way, LLC
2322 Washburn Way
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

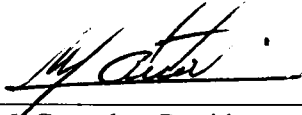
Matzatlan Griol, Inc., an Oregon corporation, Grantor, conveys to Washburn Way, LLC, an Oregon limited liability company, Grantee, its interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Parcel 3 of Partition 68-92 filed June 23, 1993, located in Lots 1 and 2, Block 2, Tract 1080, Washburn Park in the East 1/2 Section 4, Township 39 South, Range 9 East of the Willamette Meridian, 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 12 day of July, 2021.


Jose M. Gonzalez, President
Matzatlan Griol, Inc., Grantor

STATE OF OREGON, County of Klamath) ss.

Personally appeared before me this 12th day of July, 2021, the above-named Jose Gonzalez, President of Matzatlan Griol, Inc., Grantor, and acknowledged the foregoing instrument to be his voluntary act. Before me:

Cathy S Mason


Notary Public for Oregon

My Commission expires: April 26, 2025

