

RECORDING REQUESTED BY:



Fidelity National Title
Company of Oregon

12809 SE 93rd Avenue
Clackamas, OR 97015

2021-012100

Klamath County, Oregon

08/09/2021 10:27:00 AM

Fee: \$82.00

GRANTOR'S NAME:

Chelsea E. Stewart and Shane M. Stewart- Wessel, who acquired title as Chelsea Matejsek and Shane M. Wessel

GRANTEE'S NAME:

Chelsea E. Stewart and Shane M. Stewart-Wessel

AFTER RECORDING RETURN TO:

Chelsea E. Stewart and Shane M. Stewart
5308 Bel Aire Drive
Klamath Falls, OR 97603

SEND TAX STATEMENTS TO:

Chelsea E. Stewart and Shane M. Stewart
5308 Bel Aire Drive
Klamath Falls, OR 97603

5308 Bel Aire Drive, Klamath Falls, OR 97603

SPACE ABOVE THIS LINE FOR RECORDER'S USE

BARGAIN AND SALE DEED - STATUTORY FORM
(INDIVIDUAL or CORPORATION)

Chelsea E. Stewart and Shane M. Stewart, who acquired title as Chelsea Matejsek and Shane M. Wessel, Grantor, conveys to Chelsea E. Stewart and Shane M. Stewart, Grantee, the following described real property, situated in the County of Klamath, State of Oregon,

LOT 2 BLOCK 2 IN BEL-AIRE GARDENS, ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY OREGON.

The true consideration for this conveyance No Dollars And No/100 Dollars (\$0.00). (See ORS 93.030).

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 undersigned have executed this document on the date(s) set forth below.

Dated: 8-3-21

Chelsea E. Stewart

Chelsea E. Stewart

Shane M. Stewart-Wessel

Shane M. Stewart-Wessel

State of OREGON

County of Klamath

This instrument was acknowledged before me on 8/3/2021 - by Chelsea E. Stewart and Shane M. Stewart-Wessel.

[Signature]
Notary Public - State of Oregon

My Commission Expires: 8/8/22

