



THIS SPACE RESERVED FOR

**2021-015859**  
Klamath County, Oregon  
10/20/2021 02:55:01 PM  
Fee: \$87.00

Shaun M Grab and Ashley V Grab

8146 Reeve Road

La Pine, OR 97739

Grantor's Name and Address

Shaun M Grab and Ashley V Grab and Glenn E Roesener and

Dianna G Roesener

8146 Reeve Road

La Pine, OR 97739

Grantee's Name and Address

After recording return to:

Shaun M Grab and Ashley V Grab and Glenn E Roesener and

Dianna G Roesener

8146 Reeve Road

La Pine, OR 97739

Until a change is requested all tax statements

shall be sent to the following address:

Shaun M Grab and Ashley V Grab and Glenn E Roesener and

Dianna G Roesener

8146 Reeve Road

La Pine, OR 97739

File No. 496973AM

### BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **Shaun Grab and Ashley Grab**, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

**Shaun M Grab and Ashley V Grab, as Tenants by the Entirety as to an undivided 1/2 interest and Glenn E Roesener and Dianna G Roesener, as Tenants by the Entirety as to an undivided 1/2 interest** 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:

The following described real property situate in Klamath County, Oregon:

A parcel of land situate in the SE1/4 NE1/4 of Section 16, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwest corner of New Pine Acres, a subdivision situated in the NE1/4 NE1/4 of said Section 16 and which point is the intersection of the South line of Reeve Road and the East line of Kurtz Road as shown on said plat; thence South 0° 12' 32" West, along the East line of Kurtz Road, a distance of 1249.02 feet; thence North 88° 13' 49" East 605.29 feet to the True Point of Beginning; thence continuing North 88° 13' 49" East 684.25 feet; thence North 00° 07' 30" East 307.24 feet; thence West 684.60 feet; thence South 328.27 feet to the true point of beginning.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

2310-016A0-04300136150

The true consideration for this conveyance is Change Vesting.



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 13 day of Oct, 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.

[Signature]  
Shaun Grab

[Signature]  
Ashley Grab

State of Oregon } ss  
County of Deschutes }

On this 13 day of Oct, 2021, before me, Jillian Nadene Pickle a Notary Public in and for said state, personally appeared Shaun Grab and Ashley Grab, 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.

[Signature]  
Notary Public for the State of Oregon  
Residing at: Lahe  
Commission Expires: Sept 23 24

