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THIS SPACE PROVIDED FOR RECORDER'S USE O

02/01/2022 01:14:08 PM

Fee: \$92.00

Returned at Counter

WHEN RECORDED RETURN TO:

Melda A. Ross
3919 Grenada Way
Klamath Falls, Oregon 97603

MAIL TAX STATEMENTS TO:

Melda A Ross
3919 Grenada Way
Klamath Falls, Oregon 97603

BARGAIN AND SALE DEED WITHOUT COVENANTS

THE GRANTOR(S),

- Melda A. Ross, a single person,

for and in consideration of: One Dollar (\$1.00) and other good and valuable consideration grants and releases without covenants to the GRANTEE(S):

- Keith Parker and Melinda Parker,, 6031 Logan Dr, Klamath Falls, Klamath County, Oregon, 97603,
 - Michael James Parker, 6031 Logan Dr, Klamath Falls, Klamath County, Oregon, 97603,
 - Melda A. Ross, 3919 Grenada Way, Klamath Falls, Klamath County, Oregon, 97603,
- as joint tenants with rights of survivorship, the following described real estate, situated in Klamath Falls, in the County of Klamath, State of Oregon:

(legal description): Lot 5 Block 4 of FIRST ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Grantor grants without covenants to Grantee, all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number: APN: R-3909-012CB-04700-000, County ID: R563759

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. 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.

Grantor Signatures:

DATED: 2-1-22

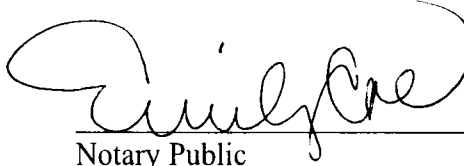
Melda A. Ross

Melda A. Ross
3919 Grenada Way
Klamath Falls, Oregon, 97603

STATE OF OREGON, COUNTY OF KLAMATH, ss:

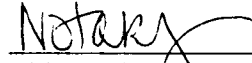
This instrument was acknowledged before me on this 1 day of Feb, 2022,
_____ by Melda A. Ross.





Notary Public

Signature of person taking acknowledgment



Title (and Rank)

My commission expires

9/27/2025