

2022-003540

Klamath County, Oregon

BARGAIN AND SALE DEED

After Recording Return to:

William C. Atwood
Attorney at Law
500 Main Street, Suite B
P.O. Box 1478
Springfield, OR 97477



00297362202200035400010010

03/23/2022 01:09:09 PM

Fee: \$82.00

Thomas M. Moore and Susan V. Moore, husband and wife, GRANTORS, convey to Coby Michael Moore and Joshua Harold Moore, GRANTEES, the following described real property, free of any encumbrances except for matters of public record, situated in the County of Klamath, State of Oregon:

W ½ W ½ N ½ NW ¼ NE ¼, Section 4, Township 25 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

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.

The true consideration for this conveyance is other than monetary.

Until a change is requested, all tax statements shall be sent to the following address: Coby Michael Moore, 5806 Highbanks Road, Springfield, OR 97478.

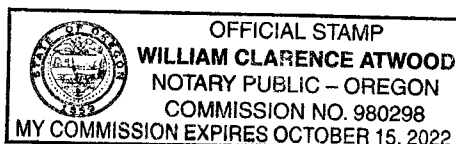
IN WITNESS WHEREOF, GRANTORS executed this instrument this 18th day of March, 2022.

Thomas M. Moore
Thomas M. Moore

Susan V. Moore
Susan V. Moore

STATE OF OREGON, County of Lane) ss.

Personally appeared the above named Thomas M. Moore and Susan V. Moore, husband and wife, acknowledged the foregoing instrument to be their voluntary act and deed this 18th day of March, 2022.



William C. Atwood
Notary Public for Oregon
My Commission Expires: 10/15/2022