

THIS SPACE RESERVED FOR REC

2022-005205

Klamath County, Oregon



00299219202200052050030033

04/25/2022 11:18:56 AM

Fee: \$92.00

Kimberly L. Cumbow and Christopher S. Cumbow  
124955 Bunny Butte Rd  
Crescent Lake, OR 97733

Grantor's Name and Address

Christopher S. Cumbow, Kimberly L. Cumbow &  
Nathan W. Cumbow  
124955 Bunny Butte Rd  
Crescent Lake, OR 97733

Grantee's Name and Address

After recording return to:  
Christopher S. Cumbow, Kimberly L. Cumbow &  
Nathan W. Cumbow  
124955 Bunny Butte Rd  
Crescent Lake, OR 97733

Until a change is requested all tax statements  
shall be sent to the following address:

Christopher S. Cumbow, Kimberly L. Cumbow &  
Nathan W. Cumbow  
124955 Bunny Butte Rd  
Crescent Lake, OR 97733

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### BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **Kimberly L. Cumbow and Christopher L. Cumbow, who acquired title as Kim Cumbow and Chris Cumbow, as Tenants by the Entirety,**

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **Christopher S. Cumbow and Kimberly L. Cumbow, Husband and Wife and Nathan W. Cumbow, all with Rights of Survivorship**

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:

**Lot 2, Block 5, Tract No. 1042, Two Rivers North, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.**


The true and actual consideration paid for this transfer, stated in terms of dollars, is zero.  
However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

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 21 day of April, 2022, 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.

  
Christopher S. Cumbow

  
Kimberly L. Cumbow

State of \_\_\_\_\_ } ss  
County of \_\_\_\_\_ }

On this \_\_\_\_\_ day of \_\_\_\_\_, before me, \_\_\_\_\_ a Notary  
Public in and for said state, personally appeared \_\_\_\_\_, 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.

\_\_\_\_\_  
Notary Public for the State of  
Residing at:  
Commission Expires:

*See  
attached*

# All-purpose Acknowledgment California

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

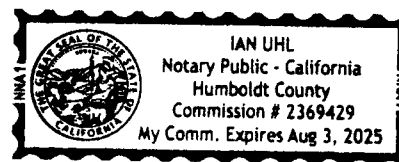
County of Humboldt

On 04/21/2022 before me, Ian Uhl, Notary Public (here insert name and title of the officer),

personally appeared Christopher S. Cumbow and Kimberly L. Cumbow

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



Notary Seal

WITNESS my hand  
and official seal.

Signature

A handwritten signature in black ink, appearing to read 'Ian Uhl', written over a horizontal line.

## For Bank Purposes Only

Description of Attached Document

Type or Title of Document Bargain and Sale Deed

Document Date 04/21/2022 Number of Pages 2

Signer(s) Other Than Named Above none

Account Number (if applicable) n/a



F001-000DSG5350CA-01