

540590AM Amerititle ACCO

File No.: 22-381510

2022-006330

Klamath County, Oregon

05/18/2022 01:57:01 PM

Fee: \$92.00

Grantor
Robert C. Foster 937 Loma Linda Drive Klamath Falls, OR 97601
Grantee
Robert C. Foster and Shana L. Foster, as tenants by the entirety 937 Loma Linda Drive Klamath Falls, OR 97601
After recording return to
Robert C. Foster and Shana L. Foster 937 Loma Linda Drive Klamath Falls, OR 97601
Until requested, all tax statements shall be sent to
No Change-that of record Tax Acct No(s): R-3809-033AD-06300-000, R481507

Reserved for Recorder's Use


STATUTORY BARGAIN AND SALE DEED

Robert C. Foster, Grantor, conveys to Robert C. Foster and Shana L. Foster, as tenants by the entirety, Grantee, the real property described in the attached Exhibit A.

The true consideration for this conveyance is **\$0.00**. (Here comply with requirements of 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.

Executed this 16 day of May, 2022.




Robert C. Foster

STATE OF Oregon

COUNTY OF Clatsop

This instrument was acknowledged before me this 16 day of May, 2022 by Robert C. Foster.



Notary Public for Oregon
My Commission Expires: 8/8/22

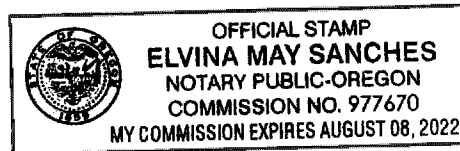


EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Lot 355, Block 123, MILLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point which is the Southeast corner of the intersection of Home Avenue and Division Street, and running thence South along the East line of Division Street 90 feet, thence East parallel to Home Avenue 50 feet, thence North parallel to Division Street to the South line of Home Avenue, thence West along the South line of Home Avenue to the point of beginning, being a plot of ground fronting 50 feet on Home Avenue and 90 feet on Division Street.