

After recording return to:

Strohman Ford, LLC
1400 Executive Parkway, Suite 300
Eugene, Oregon 97401



00303031202200085350020029

07/13/2022 12:44:48 PM

Fee: \$87.00

Send Tax Statements to:

Jacob T. Williams
3939 N. Clarey
Eugene, OR 97402

BARGAIN AND SALE DEED

Larry E. Williams, Grantor, conveys to Jacob T. Williams, Grantee, the following-described real property located in Klamath County, Oregon:

Lot 9, Block 22, Third Addition, River Pine Estates, Klamath County, State of Oregon, according to the Official Plat thereof on file with the County Clerk of Klamath County and Subject to the Building and Use Restrictions appurtenant thereto and on file in Volume M-73, Page 6940, Deed Records.

Address: 149462 Snuffy Dr., La Pine, OR 97739
Map & Tax Lot No.: 2309-013C0-01200
Tax Account No.: 131039

Subject to easements, covenants, conditions, restrictions, roads and rights of way of record and rights of the public therein.

This conveyance is a gift from Grantor to Grantee. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00.

In construing this deed where the context so requires, the singular includes the plural and all grammatical changes shall be made so that the provisions hereof apply equally to entities and 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.

DATED: July 7, 2022.

GRANTOR:

Larry E. Williams
Larry E. Williams

STATE OF OREGON)
) ss.
County of Lane)

Personally appeared before me on July 7, 2022, the above-named Larry E. Williams, and acknowledged the foregoing instrument to be his voluntary act and deed.



Schong
Notary Public for Oregon