

Returned at Counter

2022-011755
Klamath County, Oregon



00306821202200117550010018

09/30/2022 09:17:16 AM

Fee: \$82.00

After recording, return to:
Ralph Deinford Pina
24985 Hwy 140E
Bonanza, Oregon 97623

Send tax statements to:
Ralph Deinford Pina
24985 Hwy 140E
Bonanza, Oregon 97623

Grantor: RALPH DEINFORD PINA

Grantee: RALPH DEINFORD PINA

BARGAIN AND SALE DEED

Ralph Deinford Pina, Grantor, who erroneously acquired title as Ralph Dienford Pina, does hereby convey unto Ralph Deinford Pina, Grantee, all of the grantors' rights, title, interest and claim in or to the following described real property situated in the County of Klamath, State of Oregon, to-wit:

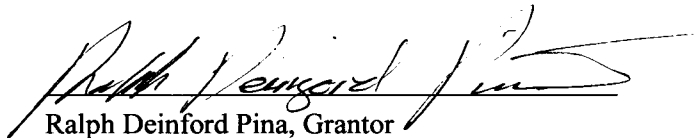
Lot 9 in Block 37 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 2,
according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No.: 461235

The true and actual consideration for this transfer is NONE.

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.

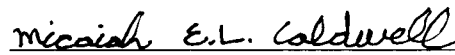
DATED this 30 day of SEPTEMBER, 2022.


Ralph Deinford Pina, Grantor

STATE OF OREGON, County of Klamath)

Personally appeared before me this 30 day of September, 2022, the above-named Ralph Deinford Pina and acknowledged the foregoing instrument to be his voluntary act. Before me:




Notary Public for Oregon
My Commission expires: March 18, 2024