

**2022-014607**

**Klamath County, Oregon**

**12/29/2022 08:25:01 AM**

**Fee: \$87.00**

**After recording return to:**

Melissa P. Lande  
Bryant, Lovlien & Jarvis, P.C.  
591 S.W. Mill View Way  
Bend, Oregon 97702

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

Ryon T. Hockett and Heather E. Hockett, Trustees  
11705 SW Houston Lake Road  
Powell Butte, Oregon 97753

**BARGAIN AND SALE DEED**

Other property or value was either part or the whole consideration for this conveyance.

**RYON HOCKETT and HEATHER HOCKETT**, Grantors, convey to **RYON T. HOCKETT and HEATHER E. HOCKETT, Trustees, or the Successor Trustee of the Hockett Family Trust UTA dated July 6, 2022**, Grantees, the real property located at 1990 Fremont, Klamath Falls, Oregon 97601, being more particularly described as follows:

**The Northeasterly 100 feet of Lot 1, Block 35, HOT SPRINGS 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.**

SUBJECT TO: All encumbrances, easements and restrictions of record.



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.

**[SIGNATURE AND NOTARY PAGE FOLLOW]**

IN WITNESS WHEREOF, the undersigned have executed this instrument effective as of the date set forth below.

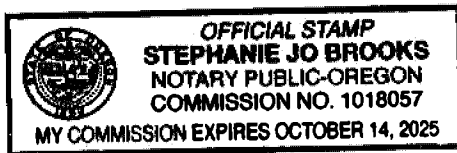
DATED: December 28, 2022

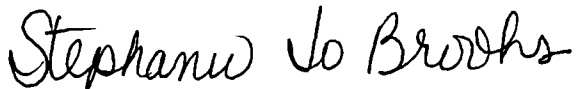
**Grantors:**

  
\_\_\_\_\_  
RYON HOCKETT  
  
\_\_\_\_\_  
HEATHER HOCKETT

STATE OF OREGON, County of Deschutes: ss.

This instrument was acknowledged before me on December 28, 2022 by RYON HOCKETT and HEATHER HOCKETT.



  
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Notary Public for Oregon