

After recording return to: (Name, Address, Zip)

Daniel Stambaugh and Tracy Peck

627 Fort Jack Pine Drive

Gilchrist, OR 97737

Until requested otherwise, send all tax statements to:

Daniel Stambaugh and Tracy Peck

627 Fort Jack Pine Drive

Gilchrist, OR 97737

**GRANTOR:**

Daniel Stambaugh and Janice Marie Hembree

**GRANTEE:**

Daniel Stambaugh and Tracy Peck, as tenants by the entirety

FILE NO: 1924965

TAX ACCOUNT NO:

**2023-001168**

**Klamath County, Oregon**

02/21/2023 10:39:02 AM

Fee: \$97.00

Space Above Reserved for Recorder's Use

## STATUTORY BARGAIN AND SALE DEED

Daniel Stambaugh and Janice Marie Hembree, Grantor, conveys to

Daniel Stambaugh and Tracy Peck, as tenants by the entirety, Grantees,

the following described real property, situated in Klamath County, State of Oregon, to wit

See Exhibit "A" attached hereto and made a part hereof.

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.

The true and actual consideration for this conveyance is None. (Here, comply with the requirements of ORS 93.030.)

Accommodation Recording 1924965/stewart  
577440 AM

Dated this 1 day of February, 2023

See Attached  
Daniel Stambaugh

Janice M Hembree  
Janice Marie Hembree

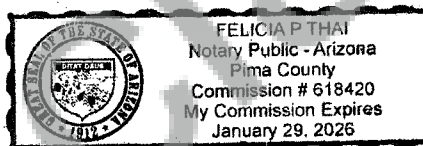
State of Arizona

County of Pima ) ss.

The foregoing instrument was acknowledged before me this 1<sup>st</sup> day of February, 2023  
by and Janice Marie Hembree.

Felicia P Thai  
Notary Public for Arizona

My commission expires: Jan 29, 2026



State of \_\_\_\_\_ ) ss.  
County of \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2023  
by Daniel Stambaugh

Notary Public for \_\_\_\_\_

My commission expires: \_\_\_\_\_

Dated this 15 day of February, 2023

Daniel Stambaugh

Daniel Stambaugh

See Attached

Janice Marie Hembree

State of \_\_\_\_\_

ss.

County of \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2023  
by and Janice Marie Hembree.

Notary Public for \_\_\_\_\_

My commission expires: \_\_\_\_\_

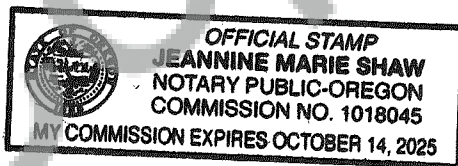
State of Oregon

County of Clatsop Klamath ss. )

The foregoing instrument was acknowledged before me this 15th day of February, 2023  
by Daniel Stambaugh

Notary Public for Oregon

My commission expires: 10/14/25



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

File No.: 1924965

Lot 9 in Block 7 of JACK PINE VILLAGE, according to the official plat thereof on file in the office of the  
County Clerk of Klamath County, Oregon.

Unofficial  
Copy