

2023-001510

Klamath County, Oregon

Tax Acct. No: 560501

RECORDING REQUESTED BY, AND
WHEN RECORDED RETURN TO:

FORREST F. WOLFE
LAW OFFICES OF FORREST F. WOLFE
1055 N. Euclid Avenue
Ontario, CA 91762

Mail Statements Until Further Notice To:

Cathleen C. Campbell, Trustee
9059 Calle Escorial, D.H.S., CA 92240



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03/06/2023 01:17:58 PM

Fee: \$82.00

BARGAIN AND SALE DEED

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THIS DEED, executed this 28th day of February, 2023, by Cathleen C. Campbell, Grantor, with Grantor's tax/mailling address being 9059 Calle Escorial, Desert Hot Springs, CA 92240, to CATHLEEN C. CAMPBELL, TRUSTEE OF THE CAMPBELL FAMILY TRUST DATED OCTOBER 5, 2000, Grantee, with Grantee's tax/mailling address being 9059 Calle Escorial, Desert Hot Springs, CA 92240

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, That the Grantor, for good and valuable consideration (love and affection) in hand paid, by Grantee, the receipt of which is hereby acknowledged, does by these presents hereby grant, bargain, sell and convey unto the Grantee, her heirs and assigns, all of the following described real property situated in the County of Klamath, State of Oregon:

Lot 9 in Block 3 of Tract No. 1036, Second Addition to Valley View, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon. AKA: 5815 Independence Ave., Klamath Falls, OR 97603

SUBJECT TO AND EXCEPTING: Covenants, conditions, reservations, restrictions, easements, rights, rights of way, set back lines, Power of Special Districts, and all matters appearing of record, if any.

Previously referenced by Personal Representative's Deed dated January 5, 2023, and filed as Document ID No. 23-000334 in Klamath County Official Records on 01/17/2023.

The true and actual consideration paid for this transfer, stated in terms of dollars, is zero dollars (\$0).

Cathleen C. Campbell
CATHLEEN C. CAMPBELL

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Riverside)

On February 28, 2023, before me, F.F. WOLFE, a notary public, personally appeared CATHLEEN C. CAMPBELL, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY of PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

