

Returned at Counter

2023-002129

Klamath County, Oregon



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03/29/2023 11:15:15 AM

Fee: \$87.00

Matthew Swack, **Grantor**

Matthew D. Swack and  
Erin L. Kelnhofer, **Grantee**

After recording return to:  
Collin T. Edmonds, Attorney at Law  
915 SW Rimrock Way, Ste. 201, #106  
Redmond, OR 97756

Until a change is requested, all tax statements must be sent to the following address:  
Matthew D. Swack  
PO Box 4883  
Bend, OR 97707

## BARGAIN AND SALE DEED

MATTHEW SWACK, grantor, hereby conveys to MATTHEW D. SWACK and ERIN L. KELNHOFER as husband and wife, grantee, all of his interest in that real property situated in Klamath County, Oregon, described as follows:

**Lot 6, Block 24, Tract 1027, Mt. Scott Meadow, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.**

This property is free from encumbrances except for those of record.

The whole, true and actual consideration for this transfer is zero (\$0.00) dollars.

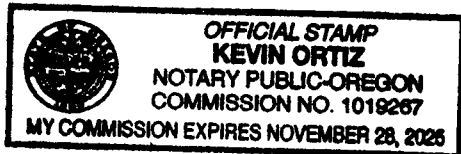
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 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  
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195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Matthew 3-23-23  
MATTHEW SWACK, Grantor

STATE OF OREGON                     )  
  ) ss.  
County of Deschutes                     )

This instrument was acknowledged before me on March 23<sup>rd</sup>, 2023, by  
MATTHEW SWACK.



[Signature]  
Notary Public for the state of Oregon