

2023-002377

Klamath County, Oregon



00313234202300023770020025

04/04/2023 11:24:48 AM

Fee: \$87.00

**After recording, return to:**

Brandsness, Brandsness & Rudd, P.C.  
411 Pine Street  
Klamath Falls, OR 97601

**Send tax statements to:**

Harry G. Pfaffmann and Pamela R. Pfaffmann  
PO Box 112  
Hackberry, LA 70645

**Grantor:**

Anton Kiefer  
860 S. G Street  
Lakeview, OR 97630

**Grantee:**

Harry G. Pfaffmann and Pamela R. Pfaffmann  
PO Box 112  
Hackberry, LA 70645

**BARGAIN AND SALE DEED**

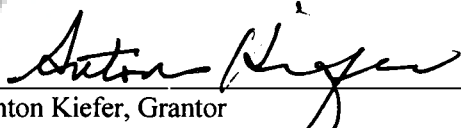
Anton Kiefer, Grantor, conveys to Harry G. Pfaffmann and Pamela R. Pfaffmann, as tenants by the entirety, Grantees, his interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Refer to Exhibit A, attached hereto and incorporated by this reference.

The true and actual consideration for this transfer is a lot line adjustment.

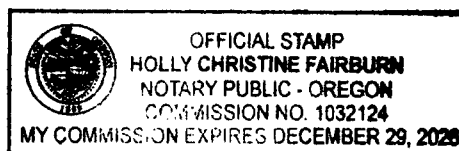
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2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

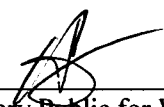
DATED this 20 of March, 2023.

  
Anton Kiefer, Grantor

STATE OF OREGON, County of Lake) ss.

Personally appeared, Anton Kiefer, Grantor, on this 20 day of March, 2023, and acknowledged the foregoing to be his true act and deed. Before me:



  
Notary Public for Wisconsin LAKE CO. OREGON  
My commission expires: DECEMBER 29, 2026

**EXHIBIT A**  
**AREA OF ADJUSTMENT**

AN AREA OF LAND IN THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 35 SOUTH, RANGE 11 EAST, WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER QUARTER CORNER OF SAID SECTION 32; THENCE SOUTH 89°06'50" EAST, 928.59 FEET ALONG THE EAST QUARTER LINE OF SAID SECTION TO THE CENTER LINE OF TABLE LAND ROAD; THENCE SOUTH 65°32'28" WEST, 1018.44 FEET ALONG THE CENTER LINE OF TABLE LAND ROAD TO THE SOUTH QUARTER LINE OF SAID SECTION; THENCE NORTH 00°10'13" WEST 436.04 FEET ALONG THE SOUTH QUARTER LINE OF SAID SECTION TO THE POINT OF BEGINNING.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

OREGON  
SEPTEMBER 11, 2018  
KRAID MATTHEW BLIM  
92784

EXPIRES: 12/31/23