

Grantor: Julia Heigl
Claiming Successor

Grantee: Steven Bussard
100 SE 1160th #219
Portland, OR 97233

Send Tax Statements to: Grantee

After recording return to: Grantee

BARGAIN AND SALE DEED

Julia Heigl, individually and as the Claiming Successor of the estate of Harold L. Bennett, aka Harold Bennett, deceased, Klamath County Circuit Court Case No. 23PB05150 and as the Claiming Successor of the estate of Miyuki Bennett, deceased, Klamath County Circuit Court Case No. 23PB05151 and Thomas D. Bennett convey to Steven Bussard all that real property situated in Klamath County, Oregon, described as follows:

Lots 1, 2 and 3, Block 36, Oregon Pines, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

THIS INSTRUMENT WILL 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 APPROVED USES.

The true and actual consideration for this conveyance is the distribution of the Estate.

DATED: June 16, 2023

/s/ Julia Heigl
Julia Heigl, individually and as the Claiming Successor of the estate of Harold L. Bennett, aka Harold Bennett and as the Claiming Successor of the estate of Miyuki Bennett, deceased, Klamath County Circuit Court Case No. 23PB05151

Dated June 16, 2023

/s/ Thomas D. Bennett
Thomas D. Bennett

STATE OF CALIFORNIA)
County of _____) ss:

On June 16, 2023, personally appeared the above named Julia Heigl and acknowledged the above instrument to be her voluntary act and deed as Affiant and Claiming Successor of the Harold L. Bennett, aka Harold Bennett and Miyuki Bennett.

Subscribed and sworn to before me May 2, 2023,

/s/ _____
Notary Public for California
My commission expires: _____

STATE OF CALIFORNIA)
County of _____) ss:

On June 16, 2023, personally appeared the above named Thomas D. Bennett and acknowledged the above instrument to be his voluntary act and deed.

Subscribed and sworn to before me May 2, 2023,

/s/ _____
Notary Public for California
My commission expires: _____

SB8 ATTACHED

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

Subscribed and sworn to (or affirmed) before me on this 16
day of JUNE, 2023, by JULIA HEIGL AND
THOMAS D. BENNETT

proved to me on the basis of satisfactory evidence to be the
person(s) who appeared before me.



(Seal)

Signature