

2023-005298

Klamath County, Oregon

06/29/2023 01:44:01 PM

Fee: \$92.00

Prepared By:

Lauren Leljedal, Esq.
200 Fleet Street, Ste. 6100
Pittsburgh, PA 15220
OR Bar ID: 221965

**Until a Change is Requested,
Mail Tax Statements To:**

Terri L. Scrogam
3231 Derby Street
Klamath Falls, OR 97603

Return To:

Terri L. Scrogam
3231 Derby Street
Klamath Falls, OR 97603

Order Number:

73267897

STATUTORY BARGAIN AND SALE DEED

DAVID E. SCROGHAM and **TERRI L. SCROGHAM**, married to each other, and **APRIL M. SCROGHAM**, unmarried, Grantors, conveys to **TERRI L. SCROGHAM**, married, and **APRIL M. SCROGHAM**, unmarried, not as tenants in common but with the right of survivorship, Grantee, the following-described real property located in Klamath County, Oregon:

PARCEL 2 OF MINOR LAND PARTITION 13-91 SITUATED IN THE NE1/4 OF THE NE1/4 OF SECTION 10, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

MANUFACTURED/MOBILE HOME:

NAME: REDMAN HOMES

MODEL NO.: #56J3FD

NEW/USED/YEAR: 1993

SERIAL NO.: #11818375

LENGTH AND WIDTH: 53.0 X 27.0

Commonly known as: 3231 Derby Street, Klamath Falls, OR 97603

Parcel ID: 540347

The true and actual consideration for this conveyance is: Zero Dollars (\$0.00).

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.



PCL 73267897 QC101 01 01 03

Dated this 23 of June, 2023.

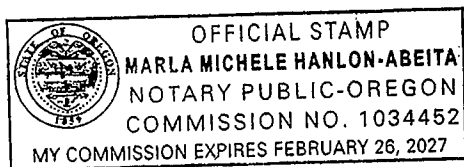
GRANTOR (1 and 2 of 3):

David E. Scrogham
DAVID E. SCROGHAM

Terri L. Scrogham
TERRI L. SCROGHAM

State of Oregon)
County of Clatsop) ss.

On the 23 day of June, 2023, personally appeared before me the above-named **DAVID E. SCROGHAM** and **TERRI L. SCROGHAM**, who declared the foregoing instrument to be their voluntary act and deed.



Marla Michele Hanlon-Abeita
Notary Public – State of Oregon



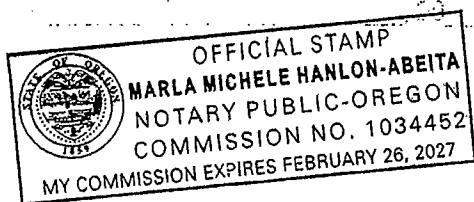
Dated this 23 of June, 2023.

GRANTOR (3 of 3):

April M. Scroggiam
APRIL M. SCROGHAM

State of Oregon
County of Klamath) ss.

On the 23 day of June, 2023, personally appeared before me the above-named **APRIL M. SCROGHAM**, who declared the foregoing instrument to be her voluntary act and deed.



Marla M
Notary Public - State of Oregon

