

2023-007745
Klamath County, Oregon



09/06/2023 10:06:05 AM

Fee: \$82.00

After recording, return to:
Brandsness, Brandsness & Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:
Hogsback, LLC
1881 Lower Klamath Lake Road
Klamath Falls, OR 97603

Grantor:

Lee Sukraw
1881 Lower Klamath Lake Road
Klamath Falls, OR 97603

Grantees:

Hogsback, LLC
1881 Lower Klamath Lake Road
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

Lee Sukraw, Grantor, conveys to Hogsback, LLC, an Oregon limited liability company, Grantee, his interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Parcel 2 of Partition 5-95 located in the NW1/4 of Section 36 South, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon

AND

All that portion of the SE1/4 NW1/4 of Section 36, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying Northeasterly of the property conveyed to El Paso National Gas Company by Warranty Deed recorded October 12, 1961 in Volume 333, Page 145, records of Klamath County.

The true and actual consideration for this transfer is \$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.

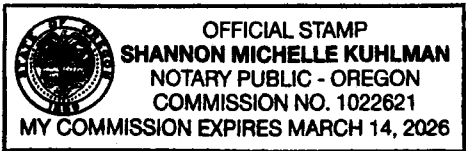
DATED this 31 day of August, 2023.



Lee Sukraw, Grantor

[illegible]

Personally appeared before me this 31ST day of AUGUST, 2023, the above-named Lee Sukraw, Grantor, and acknowledged the foregoing instrument to be his voluntary act. Before me:



Akuhlman
Notary Public for Oregon
My Commission expires: 03/14/2026