



10/02/2023 11:54:35 AM

Fee: \$87.00

STATUTORY BARGAIN AND SALE DEED

TIE SUTHERLAND
18413 NE 184 St.
Brush Prairie, WA 98006

Grantor

Katrina Sutherland
6765 SW 213th Ave.
Aloha, OR 97078

Grantee

After recording return to:

Chase Morinaka
Morinaka Schworm LLC
2330 NW 31st Ave.
Portland, OR 97210

Until a change is requested, all tax statements shall be sent to
the following address:

Katrina Sutherland
6765 SW 213th Ave.
Aloha, OR 97078

Tax Acct No(s): R129710

SPACE RESERVED FOR RECORDER'S USE

STATUTORY BARGAIN AND SALE DEED

TIE SUTHERLAND, GRANTOR, conveys to KATRINA SUTHERLAND, GRANTEE, his entire
interest in and to the following described real property, located in Klamath County, Oregon:

THE TRUE CONSIDERATION for this conveyance is ZERO DOLLARS (-\$0-), and other property or
value given which constitutes the whole consideration.

Street Address: 1026 Yoke Rd., La Pine, OR 97739

Legal Description: S1/2 E1/2 SE1/4 NE1/4 of Section 12, Township 23 South, Range 9 East of the
Willamette Meridian, Klamath County, Oregon.

Subject to: Covenants, conditions, restrictions, rights of way, reservations, and/or easements, if any,
affecting title, which may appear in the public record, including those shown on any recorded plat or
survey.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD
INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336),
195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO
195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS
92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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: 09-11-2023

Ti E Sutherland

Ti E Sutherland

STATE OF Washington)
County of Clark) ss.

Personally appeared before me, Ti E Sutherland, and signed this instrument and acknowledged the foregoing instrument to be his voluntary act and deed on Sept 11, 2023.

Mariah Even Moody
Notary Public for: Washington
My commission expires: 2/21/27

