

Returned at Counter

2023-008943

Klamath County, Oregon



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10/17/2023 09:11:18 AM

Fee: \$82.00

RETURN TO: Michael Paul Noble, Jr. P.O. Box 325 Beatty, OR 97621	MAIL TAX STATEMENTS: Michael Paul Noble, Jr. P.O. Box 325 Beatty, OR 97621
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Grantors:

Fred and Susanne Darby
1082 1/2 Barona Road
Lakeside, CA 92040

Grantee:

Michael Paul Noble, Jr.
P.O. Box 325
Beatty, OR 97621

-BARGAIN AND SALE DEED-

Fred Darby and Susanne Darby, Husband and Wife, Grantors convey to Michael Paul Noble, Jr., Grantee the following described real property situated in the County of Klamath, State of Oregon, to-wit:

1.2 Acres, OREGON PINES, Block 24, Lot 14, Klamath County, Oregon

Map: R-3511-014B0-02500-000

The true and actual consideration for this transfer is \$15,000.00.

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.

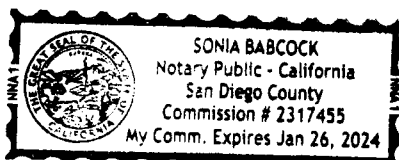
DATED this 6th day of October, 2023.

Fred Darby
Fred Darby, Grantor

Susanne Darby
Susanne Darby, Grantor

STATE OF CALIFORNIA)
County of San Diego) ss.

Personally appeared before me this 6th day of October, 2023, the above-named Fred Darby and Susanne Darby, Grantors and acknowledged the foregoing instrument to be their voluntary act.



Sonia Babcock
Notary Public for Oregon
My Commission expires: January 26, 2024