



00323871202400002180010012

01/08/2024 02:01:15 PM

Fee: \$82.00

After Recording, Return to:

Robert L. Castro, Jr.
1241 Vista Way
Klamath Falls, OR 97601

**Until a change is requested,
send all tax statements to:**

Robert L. Castro, Jr.
1241 Vista Way
Klamath Falls, OR 97601

Returned at Counter

BARGAIN AND SALE DEED


ALISSA CASTRO, Grantor, conveys to **ROBERT L. CASTRO, Jr.**, Grantee, all of Grantor's right, title and interest in and to the real property commonly known as 1241 Vista Way, Klamath Falls, in the County of Klamath, State of Oregon, and legally described as:

Lot 5 in Block 1 of TRACT 1091 LYNNEWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true consideration for this conveyance is pursuant to a General Judgment of Dissolution of Marriage (By Stipulation), in Klamath County Circuit Court Case No. 23DR09246, entered on December 14, 2023.

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.

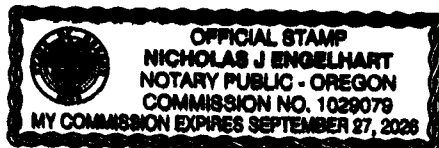
DATED this 22 day of December, 2023.


ALISSA CASTRO, Grantor

STATE OF OREGON

County of Lane } ss.

This record was acknowledged before me on December 22nd, 2023 by Alissa Castro.




Notary Public for Oregon
Commission Expires: September 27, 2026