

Andy Paul
Returned at Counter

After recording, return to: Brandsness, Brandsness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601
Send tax statements to: Grace Adalyne Johnston Michael Ray Johnston 17731 SW Janelle Court Beaverton, OR 97003

2024-000659
Klamath County, Oregon



01/25/2024 01:05:30 PM Fee: \$87.00

Grantor:
Grace Adalyne Johnston
Michael Ray Johnston
17731 SW Janelle Court
Beaverton, OR 97003

Grantees:
Grace Adalyne Johnston
Michael Ray Johnston
17731 SW Janelle Court
Beaverton, OR 97003

-BARGAIN AND SALE DEED-

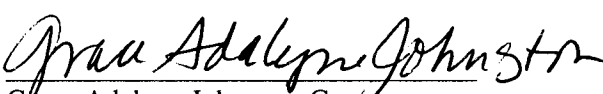
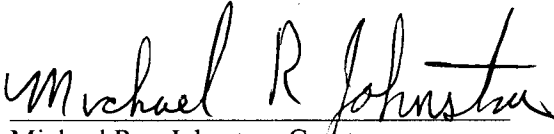
Grace Adalyne Johnston and Michael Ray Johnston, as tenants by the entirety, Grantors, convey to Grace Adalyne Johnston and Michael Ray Johnston, as tenants by the entirety, Grantees, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

See Exhibit A, attached hereto and incorporated herein by reference.

The true and actual consideration for this transfer is Lot Line-Johnston Resultant.

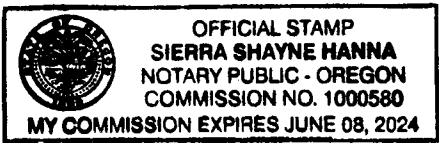
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 15 day of January, 2024.

 Grace Adalyne Johnston, Grantor	 Michael Ray Johnston, Grantor
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STATE OF OREGON)
) ss.
County of Washington)

Personally appeared before me this 15 day of January, 2024, the above-named Grace Adalyne Johnston and Michael Ray Johnston, Grantors, and acknowledged the foregoing instrument to be their voluntary act.





Notary Public for Oregon
My Commission expires: 6/8/2024

Exhibit A – Johnston Resultant

An area of land in the Southeast 1/4 of Section 10, Township 39 South, Range 09 East, Willamette Meridian. Also lying within lot 16, Block 1, Plat of Second Addition to Altamont Acres and being more particularly described as follows:

The East 58.95 feet of the West one half of Lot 16, Block 1, Plat of Second Addition to Altamont Acres.