



2024-001907  
Klamath County, Oregon  
03/13/2024 11:46:01 AM  
Fee: \$92.00

THIS SPACE RESERVED FOR RECORDERS USE

Lonnie Gomez and Melinda Gomez

5705 Pinnacle Place

Klamath Falls, Or. 97603

Grantor's Name and Address

Connie Jo Traylor

1801 Thrall St.P.O. Box 252

Klamath Falls, OR 97601Bly, OR 97622

Grantee's Name and Address

After recording return to:

Connie Jo Traylor

1801 Thrall St.P.O. Box 252

Klamath Falls, OR 97601Bly, OR 97622

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

Connie Jo Traylor

1801 Thrall St.P.O. Box 252

Klamath Falls, OR 97601Bly, OR 97622

File No. 525200AM

### BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

**Melinda Gomez, as to Parcel 1 and Lonnie Gomez and Melinda Gomez,  
as Tenants by the Entirety, as to Parcel 2 ,**

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey  
unto

**Connie Jo Traylor, formerly known as Connie Jo Dusan,**

hereinafter called Grantee, and unto Grantee's heirs, successors and assigns all of that certain real property with  
the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the  
County of **Klamath**, State of Oregon, described as follows, to wit:

**PLEASE SEE ATTACHED "EXHIBIT A"**

The true consideration for this conveyance is **Fulfillment Deed.**

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall  
be made so that this deed shall apply equally to corporations and to individuals.

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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.

In Witness Whereof, the grantor has executed this instrument this 13<sup>th</sup> day of March, 2024; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

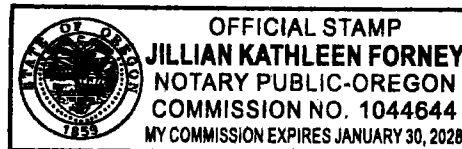
Melinda Gomez  
Melinda Gomez

Lonnie Gomez  
Lonnie Gomez

State of Oregon } ss  
County of Klamath }

On this 13<sup>th</sup> day of March, 2024, before me, Jillian Forney a Notary Public in and for said state, personally appeared Melinda Gomez and Lonnie Gomez, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Jillian Forney  
Notary Public for the State of Oregon  
Residing at: Klamath  
Commission Expires: 1/30/2028



**Exhibit "A"**  
**Legal Description**

**Parcel 1:**

Beginning at the Northwest corner of Lot 7, Block 13, 1<sup>st</sup> Addition to Bly, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, thence North 79 feet more or less to the South side of Ervin Lane; thence South 83°37' East 45.2 feet; thence South 72.2 feet more or less to the North side of Lot 7; thence West 45 feet to the point of beginning.

**Parcel 2:**

The Westerly 9 feet of Lot 5, Block 13, 1<sup>st</sup> Addition to Bly, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.