

THIS SPACE RESERVED FOR REC

2024-002699
Klamath County, Oregon



04/11/2024 08:00:04 AM

Fee: \$92.00

Returned at Counter

Robert D. White and Barbara L. White
80025 Canal Rd
Hermiston, OR 97838

Grantor's Name and Address

Silvia A Hansen
727 Mt. Whitney St
Klamath Falls, OR 97601

Grantee's Name and Address

After recording return to:
Silvia A Hansen
727 Mt. Whitney St
Klamath Falls, OR 97601

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

Silvia A Hansen
727 Mt. Whitney St
Klamath Falls, OR 97601

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **Robert D. White and Barbara L. White, Husband and Wife,**

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

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:

SEE LEGAL DESCRIPTION EXHIBIT "A" ATTACHED

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$35,400.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

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.

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 2nd day of April, 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.

Robert D. White
Robert D. White

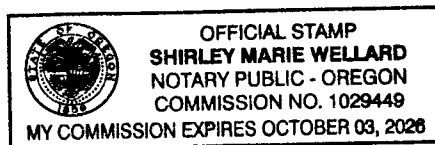
Barbara L. White
Barbara L. White

State of Oregon } ss
County of Umatilla }

On this 2nd day of April, 2024, before me, Shirley Marie Wellard a Notary Public in and for said state, personally appeared Robert D White and Barbara L. White, 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.

Shirley Marie Wellard
Notary Public for the State of Oregon
Residing at: Hermiston
Commission Expires: 10/03/26



Legal Description
Exhibit "A"

ALL of Lot 9 in Block 7 of FIRST ADDITION to the City of Klamath Falls, Oregon, except for the Easterly 8 feet of the Southeasterly 60 feet, described as follows:

Beginning at the most Easterly corner of said Lot 9, running thence Northwesterly along the Northeasterly line of said Lot 9 a distance of 60 feet; thence Southwesterly and parallel to Mt. Whitney Street a distance of 8 feet; Southeasterly at right angles to Mt. Whitney Street a distance of 60 feet to the Northerly line of said Street; thence Northeasterly along the Northerly line of said street a distance of 8 feet to the place of beginning.

APN 3809-029CD-10000