



2024-004043
Klamath County, Oregon
05/22/2024 12:45:02 PM
Fee: \$87.00

THIS SPACE RESERVED FOR

Jaimée Hoesly
3777 Addy St Unit 40
Washougal, WA. 98671
Grantor's Name and Address

Judy R. Byron
3777 Addy St Unit 40
Washougal, WA. 98671
Grantee's Name and Address

After recording return to:
Judy R. Byron
3777 Addy St Unit 40
Washougal, WA. 98671

Until a change is requested all tax statements shall be sent to the following address:
Judy R. Byron
3777 Addy St Unit 40
Washougal, WA. 98671

File No. 635442AM

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **Jaimée R. Hoesly** who acquired title as **Jaimée R. Byron** hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **Judy R. Byron** 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:

A tract of land in the NE1/4 SW1/4 of Section 27, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin marking the Southwest corner of said NE1/4 SW1/4; thence South 89°45'15" East a distance of 618.78 feet to a 1/2" iron pin; thence North a distance of 650.95 feet to a point; thence West a distance of 606.79 feet to a point on the West line of said NE1/4 SW1/4; thence South 01°03'32" West along said West line a distance of 648.41 feet to the point of beginning.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

2310-02700-01900 137328
The true consideration for this conveyance is \$0.00.



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 17th day of May, 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.

[Signature]
Jaimee R. Hoesly who acquired title as Jaimee R. Byron

State of Washington } ss
County of Clark }

On this 17th day of May, 2024, before me, JUDY F. ROSS a Notary Public in and for said state, personally appeared Jaimee Hoesly, 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.

[Signature]
Notary Public for the State of Washington
Residing at: Camas
Commission Expires: 6-26-2026

NOTARY PUBLIC
STATE OF WASHINGTON
JUDY F ROSS
MY COMMISSION EXPIRES
JUNE 26, 2026
COMMISSION # 44201