



00328782202400041440020020

05/24/2024 10:52:00 AM

Fee: \$87.00

AFTER RECORDING RETURN TO:  
Jason Broesder, Attorney at Law, LLC  
770 S. Front Street, Suite 100  
Central Point, OR 97502

SEND TAX STATEMENTS TO GRANTEE:  
Schwendener Family Trust  
25 Windsor Avenue  
Medford, OR 97504

### **BARGAIN AND SALE DEED**

John C. Schwendener and Patty Gail Schwendener, Grantors, conveys to John Charles Schwendener and Patty Gail Schwendener, Co-Trustees of the Schwendener Family Trust, Dated May 21, 2024, Grantees, the following real property situated in Klamath County, Oregon, described as follows, to-wit:

Lot 8 in Block 3 of CRES-DEL ACRES, FIRST ADDITION; according to the official plat thereof on file in the Office of the County clerk of Klamath County, Oregon.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.


There is no cash consideration for this transfer.


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, AND 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

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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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

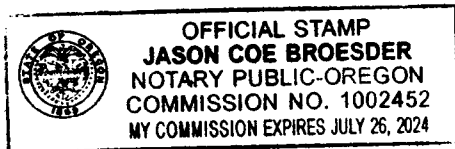
DATED this 21<sup>st</sup> day of May, 2024.

  
John C. Schwendener, Grantor

  
Patty G. Schwendener, Grantor

STATE OF OREGON       )  
  ) ss.  
County of Jackson       )

On this 21<sup>st</sup> day of May, 2024, personally appeared John C. Schwendener and Patty Gail Schwendener, before me and acknowledged the foregoing instrument to be their voluntary act and deed.



  
Notary Public for Oregon

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