

634240AM

2024-007954

Klamath County, Oregon

09/11/2024 01:52:02 PM

Fee: \$87.00

## RECORDING COVER SHEET

Any errors in this cover sheet DO NOT affect the transactions(s) contained in the instrument itself.

### AFTER RECORDING RETURN TO:

AmeriTitle, LLC

354 SW Upper Terrace Dr. Ste. 104

Bend, OR 97702

IF A CHANGE IS REQUIRED: ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING NAME AND ADDRESS:

Robert Kelleher and Julia Kelleher

19990 Pacific Heights Road

Bend, OR 97703

DOCUMENT TITLE: **Bill of Sale**

GRANTOR; Jeffrey Hernandez

GRANTEE: Robert Kelleher and Julia Kelleher

Recording requested to supersede and replace previously recorded Bargain and Sale Deed, instrument no. 2024-004340, recorded on 05/31/2024, in Klamath County.



# BILL OF SALE

Order No. 634240AM

**THIS INDENTURE WITNESSETH,**


That in consideration of the sum of Four Hundred and Five Thousand Dollars, (\$405,000.00) the receipt whereof hereby is acknowledged, I the undersigned seller, hereby grant, bargain, sell, transfer and deliver unto Robert Kelleher and Julia Kelleher, as tenants by the entirety, hereinafter called buyer, the following described personal property, now being and situate 27374 W Odell Rd, Crescent Lake, OR 97733 in County of Klamath to-wit:

Improvements located on Lot 8, Block X, Cabin C9 U.S. Forest Service Subdivision of Odell Lake Recreation Unit Deschutes National Forest Klamath County Oregon.

TO HAVE AND TO HOLD, the same unto the buyer and buyer's executors, administrators, successors and assigns forever.

And I, the seller, hereby covenant to and with the said buyer that I am the owner of said personal property; that the same is free from all encumbrances except (if none, so state): None, AND that I have the right to sell the same, and that I, my heirs, executors and administrators shall warrant and defend the same against the lawful claims of all persons whomsoever.

**IN WITNESS WHEREOF**, the seller has executed this document this Sept 11, 2024.

  
Jeffrey Hernandez

STATE OF OREGON )  
County of Dexter ) ss

Jeffrey Hernandez, being first duly sworn, depose and say that he/she/they is(are) the owner(s) of the property described in the foregoing Bill of Sale, and that the same has been paid in full, and that on this date the same is free and clear of liens and encumbrances of every kind and nature.

  
Jeffrey Hernandez

Subscribed and sworn to before me this 14th day of September, 2020

~~Notary Public for OREGON~~

My Commission expires

