

Returned at Counter



03/03/2025 01:36:41 PM Fee: \$82.00

GRANTOR NAME AND ADDRESS:

DAVID CONE
11010 Yonna Loop Drive
Bonanza, Oregon 97623

GRANTEE NAME AND ADDRESS:

LAURA HILSCHER CONE
11010 Yonna Loop Drive
Bonanza, Oregon 97623

AFTER RECORDING RETURN TO:

LAURA HILSCHER CONE
11010 Yonna Loop Drive
Bonanza, Oregon 97623

UNTIL A CHANGE IS REQUESTED

SEND TAX STATEMENTS TO:

LAURA HILSCHER CONE
11010 Yonna Loop Drive
Bonanza, Oregon 97623

BARGAIN AND SALE DEED - STATUTORY FORM

DAVID CONE, GRANTOR, conveys to LAURA HILSCHER aka LAURA HILSCHER CONE, GRANTEE, the real property situated in Klamath County, Oregon, and legally described as follows, to-wit:

**The NE 1/4 of the NE 1/4 of Section 36, Township 37
South, Range 11 1/2 East of the Willamette Meridian,
Klamath County, Oregon.**

The true and actual consideration for this conveyance stated in terms of dollars is \$0. However, the true and actual consideration consists of or includes other property or value given or promised which is the whole consideration, being for estate planning purposes.

"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 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."

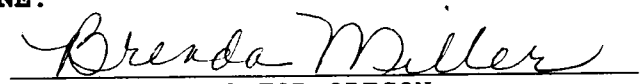
DATED this 3rd day of March, 202~~5~~⁵



DAVID CONE

STATE OF OREGON)
) ss.
County of Klamath)

This instrument was acknowledged before me on 3rd day of March, 202~~5~~⁵ by DAVID CONE.



NOTARY PUBLIC FOR OREGON
My Commission Expires: 1-6-26

