

LA

NO PART OF ANY STEVENS-NESS FORM MAY BE REPROD

2025-001976

Klamath County, Oregon



00339820202500019760020028

03/20/2025 09:15:49 AM

Fee: \$87.00

Returned at Counter

After recording, return to (Name and Address):

\_\_\_\_ Ronald Earl Burkett \_\_\_\_\_  
 \_\_\_\_\_ PO BOX 8020 \_\_\_\_\_  
 \_\_\_\_\_ Klamath Falls, OR 97602 \_\_\_\_\_

Until requested otherwise, send all tax statements to (Name and Address):

\_\_\_\_ Ronald Earl Burkett \_\_\_\_\_  
 \_\_\_\_\_ PO BOX 8020 \_\_\_\_\_  
 \_\_\_\_\_ Klamath Falls, OR 97602 \_\_\_\_\_

[SPACE RESERVED FOR RECORDER'S USE]

## BARGAIN AND SALE DEED

\_\_\_\_ I, Rita M. Mills, Trustee of the Rita M. Mills Trust utd October 9, 2001, \_\_\_\_\_  
 \_\_\_\_\_ Oregon, to wit: \_\_\_\_\_ ("grantor").  
 for the consideration stated below, does hereby grant, bargain, sell and convey to \_\_\_\_\_

\_\_\_\_ Ronald Earl Burkett \_\_\_\_\_

\_\_\_\_ ("grantee"), and to grantee's heirs, successors and assigns, all of  
 that certain real property, with all rights and interests belonging or relating thereto, situated in \_\_\_\_\_ Klamath \_\_\_\_\_ County,  
 Oregon, legally described (check one):

- ☐ as set forth on the attached Exhibit A, and incorporated by this reference.  
☒ as follows:

Lot 5, Block 4, STEWART, according to the official plat thereof on  
 file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-007CA-05300-000

Key No: 536842

To have as grantee's own and to hold for grantee's heirs, successors and assigns forever.

The true and actual consideration paid by grantee to grantor for this transfer is (check one or both; see ORS 93.030);

☒ \$ 0 \_\_\_\_\_;☐ other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration.

PUBLISHER'S NOTE: If using this form to convey real property subject to ORS 92.027, include the required reference.

S-N Form No. 723 - Bargain and Sale Deed - Page 1 of 2

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.

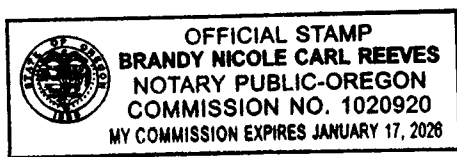
In construing this instrument, where the context so requires, the singular includes the plural, and the language will be read to apply equally to businesses, other entities and to individuals.

Grantor has executed this instrument on \_\_\_\_\_: any signature on behalf of a business or other entity is made with the authority of that entity.

*Rita M. Mills TFE*

Rita M. Mills, Trustee of the Rita M. Mills Trust utd October 9, 2001

STATE OF OREGON, County of Klamath  
This record was acknowledged before me on March 19<sup>th</sup>, 2025  
by Rita M. Mills  
or This record was acknowledged before me on \_\_\_\_\_  
by \_\_\_\_\_  
as (corporate title) \_\_\_\_\_  
of (company name) \_\_\_\_\_



*Brandy Nicole Carl Reeves*  
Notary Public for Oregon  
My commission expires January 17, 2026